CY 2010 Operating Subsidy Documents
MA001 - Lowell Housing Authority

9/30/2010

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA001000001	$ 2,551,650	$ 2,628,200	$ 1,913,738	$ -	$ 1,913,738	$ 714,462	$ 714,462	
2	MA001000002	$ 1,735,451	$ 1,787,515	$ 1,301,588	$ -	$ 1,301,588	$ 485,927	$ 485,927	
3	MA001000003	$ 1,650,744	$ 1,700,266	$ 1,238,058	$ -	$ 1,238,058	$ 462,208	$ 462,208	
4	MA001000004	$ 1,215,820	$ 1,252,295	$ 911,865	$ -	$ 911,865	$ 340,430	$ 340,430	
	Total	**$ 7,153,665**	**$ 7,368,276**	**$ 5,365,249**	**$ -**	**$ 5,365,249**	**$ 2,003,027**	**$ 2,003,027**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Gary K. Wallace
Executive Director
Lowell Housing Authority
PO Box 60
350 Moody Street
Lowell, MA 01853-0060

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00100000110D

Dear Mr. Wallace:

This letter obligates $714,462 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Lowell Housing Authority PO Box 60 Lowell, MA 01853		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY433	☐ 12/31 ☐ 3/31 ☐ 6/30 ☑ 9/30	M A 0 0 1 0 0 0 0 0 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
081578155	101	BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
524		0		0		524

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	6,196	6,196	6,196
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization	64	64	
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	28		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA001000001

Calculations Based on Unit Months:				
14	Limited vacancies		28	
15	**Total Unit Months**	**6,288**	**6,288**	**6,196**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			516
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$439.24	$439.24
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$455.93	$455.93
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$2,866,888	$2,866,888
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$262.05	$262.05
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$1,647,770	$1,647,770
Add-Ons			
07	Self-sufficiency	$0	$0
08	Energy loan amortization	$1,600	$1,600
09	Payment in lieu of taxes (PILOT)	$31,537	$31,537
10	Cost of independent audit	$2,235	$2,235
11	Funding for resident participation activities	$12,900	$12,900
12	Asset management fee	$25,152	$25,152
13	Information technology fee	$12,576	$12,576
14	Asset repositioning fee	$0	$0
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$86,000**	**$86,000**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$4,600,658**	**$4,600,658**
Part B. Formula Income			
01	PUM formula income	$325.86	$325.86
02	PUM change in utility allowances	$0.00	$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$325.86	$325.86
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$2,049,008**	**$2,049,008**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$2,551,650	$2,551,650
02	Cost of independent audit (Same as Part A, Line 10)	$2,235	$2,235
03	Formula amount (greater of Part D, Lines 01 or 02)	**$2,551,650**	**$2,551,650**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$2,551,650
02	Adjustment due to availability of funds		$76,550
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$2,628,200

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Gary K. Wallace
Executive Director
Lowell Housing Authority
PO Box 60
350 Moody Street
Lowell, MA 01853-0060

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00100000210D

Dear Mr. Wallace:

This letter obligates $485,927 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Lowell Housing Authority PO Box 60 Lowell, MA 01853		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY433	☐ 12/31 ☐ 3/31 ☐ 6/30 ☑ 9/30	M A 0 0 1 0 0 0 0 0 2
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
081578155	101	BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
300		0		0		300

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	3,565	3,565	3,565
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	0		0
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	0	0	0
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy	0	0	0
Vacant Unit Months				
05	Units undergoing modernization	0	0	
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	35		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA001000002

Calculations Based on Unit Months:				
14	Limited vacancies		35	
15	**Total Unit Months**	**3,600**	**3,600**	**3,565**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			297
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$459.44	$459.44
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$476.90	$476.90
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$1,716,840	$1,716,840
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$359.49	$359.49
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$1,294,164	$1,294,164
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization	$30,714	$30,714
09	Payment in lieu of taxes (PILOT)		
10	Cost of independent audit	$1,280	$1,280
11	Funding for resident participation activities	$7,425	$7,425
12	Asset management fee	$14,400	$14,400
13	Information technology fee	$7,200	$7,200
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$61,019**	**$61,019**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$3,072,023**	**$3,072,023**
Part B. Formula Income			
01	PUM formula income	$371.27	$371.27
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$371.27	$371.27
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$1,336,572**	**$1,336,572**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$1,735,451	$1,735,451
02	Cost of independent audit (Same as Part A, Line 10)	$1,280	$1,280
03	Formula amount (greater of Part D, Lines 01 or 02)	**$1,735,451**	**$1,735,451**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$1,735,451
02	Adjustment due to availability of funds		$52,064
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$1,787,515

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Gary K. Wallace
Executive Director
Lowell Housing Authority
PO Box 60
350 Moody Street
Lowell, MA 01853-0060

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00100000310D

Dear Mr. Wallace:

This letter obligates $462,208 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Lowell Housing Authority PO Box 60 Lowell, MA 01853		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY433	☐ 12/31 ☐ 3/31 ☐ 6/30 ☑ 9/30	M A 0 0 1 0 0 0 0 0 3
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
081578155	101	BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
426						426

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	5,094	5,094	5,094
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	18		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA001000003

Calculations Based on Unit Months:				
14	Limited vacancies		18	
15	**Total Unit Months**	**5,112**	**5,112**	**5,094**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			425
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$413.72	$413.72
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$429.44	$429.44
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$2,195,297	$2,195,297
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$166.40	$166.40
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$850,637	$850,637
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization	$60,770	$60,770
09	Payment in lieu of taxes (PILOT)	$60,699	$60,699
10	Cost of independent audit	$1,817	$1,817
11	Funding for resident participation activities	$10,625	$10,625
12	Asset management fee	$20,448	$20,448
13	Information technology fee	$10,224	$10,224
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$164,583**	**$164,583**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$3,210,517**	**$3,210,517**
Part B. Formula Income			
01	PUM formula income	$305.12	$305.12
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$305.12	$305.12
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$1,559,773**	**$1,559,773**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$1,650,744	$1,650,744
02	Cost of independent audit (Same as Part A, Line 10)	$1,817	$1,817
03	Formula amount (greater of Part D, Lines 01 or 02)	**$1,650,744**	**$1,650,744**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$1,650,744
02	Adjustment due to availability of funds		$49,522
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$1,700,266

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Gary K. Wallace
Executive Director
Lowell Housing Authority
PO Box 60
350 Moody Street
Lowell, MA 01853-0060

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00100000410D

Dear Mr. Wallace:

This letter obligates $340,430 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Lowell Housing Authority PO Box 60 Lowell, MA 01853		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY433	☐ 12/31 ☐ 3/31 ☐ 6/30 ☑ 9/30	M A 0 0 1 0 0 0 0 0 4
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
081578155	101	BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
391						391

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	4,664	4,664	4,664
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization	3	3	
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	25		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA001000004

Calculations Based on Unit Months:				
14	Limited vacancies		25	
15	**Total Unit Months**	**4,692**	**4,692**	**4,664**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			389
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$367.21	$367.21
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$381.16	$381.16
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$1,788,403	$1,788,403
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$154.49	$154.49
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$724,867	$724,867
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization	$19,980	$19,980
09	Payment in lieu of taxes (PILOT)	$60,713	$60,713
10	Cost of independent audit	$1,668	$1,668
11	Funding for resident participation activities	$9,725	$9,725
12	Asset management fee	$18,768	$18,768
13	Information technology fee	$9,384	$9,384
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$120,238**	**$120,238**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$2,633,508**	**$2,633,508**
Part B. Formula Income			
01	PUM formula income	$302.15	$302.15
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$302.15	$302.15
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$1,417,688**	**$1,417,688**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$1,215,820	$1,215,820
02	Cost of independent audit (Same as Part A, Line 10)	$1,668	$1,668
03	Formula amount (greater of Part D, Lines 01 or 02)	**$1,215,820**	**$1,215,820**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$1,215,820
02	Adjustment due to availability of funds		$36,475
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$1,252,295

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA002000101	$ 7,678,159	$ 7,908,504	$ 5,758,619	$ -	$ 5,758,619	$ 2,149,885	$ 2,149,885	
2	MA002000104	$ 2,023,921	$ 2,084,639	$ 1,617,719	$ -	$ 1,617,719	$ 466,920	$ 466,920	
3	MA002000106	$ 3,315,493	$ 3,414,958	$ 2,486,620	$ -	$ 2,486,620	$ 928,338	$ 928,338	
4	MA002000109	$ 524,461	$ 540,195	$ 461,395	$ -	$ 461,395	$ 78,800	$ 78,800	
5	MA002000111	$ 1,685,805	$ 1,736,379	$ 1,264,336	$ -	$ 1,264,336	$ 472,043	$ 472,043	
6	MA002000113	$ 1,198,136	$ 1,234,080	$ 879,906	$ -	$ 879,906	$ 354,174	$ 354,174	
7	MA002000114	$ 2,700,503	$ 2,781,518	$ 2,023,669	$ -	$ 2,023,669	$ 757,849	$ 757,849	
8	MA002000123	$ 8,425,055	$ 8,677,807	$ 6,318,791	$ -	$ 6,318,791	$ 2,359,016	$ 2,359,016	
9	MA002000124	$ 5,913,470	$ 6,090,874	$ 4,350,034	$ -	$ 4,350,034	$ 1,740,840	$ 1,740,840	
10	MA002000158	$ 906,127	$ 933,311	$ 679,595	$ -	$ 679,595	$ 253,716	$ 253,716	
11	MA002000182	$ 1,910,339	$ 1,967,649	$ 1,432,754	$ -	$ 1,432,754	$ 534,895	$ 534,895	
12	MA002000189	$ 2,799,283	$ 2,883,261	$ 2,099,462	$ -	$ 2,099,462	$ 783,799	$ 783,799	
13	MA002000193	$ 165,060	$ 170,012	$ 123,795	$ -	$ 123,795	$ 46,217	$ 46,217	
14	MA002000226	$ 233,903	$ 240,920	$ 175,427	$ -	$ 175,427	$ 65,493	$ 65,493	
15	MA002000227	$ 287,668	$ 296,298	$ 207,791	$ -	$ 207,791	$ 88,507	$ 88,507	
16	MA002000228	$ 316,600	$ 326,098	$ 237,450	$ -	$ 237,450	$ 88,648	$ 88,648	
17	MA002000229	$ 513,776	$ 529,189	$ 385,332	$ -	$ 385,332	$ 143,857	$ 143,857	
18	MA002000230	$ 407,659	$ 419,889	$ 305,744	$ -	$ 305,744	$ 114,145	$ 114,145	
19	MA002000232	$ 331,204	$ 341,140	$ 248,403	$ -	$ 248,403	$ 92,737	$ 92,737	
20	MA002000234	$ 219,882	$ 226,478	$ 164,912	$ -	$ 164,912	$ 61,566	$ 61,566	
21	MA002000235	$ 479,557	$ 493,944	$ 359,668	$ -	$ 359,668	$ 134,276	$ 134,276	
22	MA002000236	$ 336,494	$ 346,589	$ 270,344	$ -	$ 270,344	$ 76,245	$ 76,245	
23	MA002000237	$ 351,010	$ 361,540	$ 263,258	$ -	$ 263,258	$ 98,282	$ 98,282	
24	MA002000238	$ 219,485	$ 226,070	$ 164,614	$ -	$ 164,614	$ 61,456	$ 61,456	
25	MA002000240	$ 464,973	$ 478,922	$ 348,730	$ -	$ 348,730	$ 130,192	$ 130,192	
26	MA002000241	$ 533,907	$ 549,924	$ 379,055	$ -	$ 379,055	$ 170,869	$ 170,869	
27	MA002000242	$ 809,678	$ 833,968	$ 607,561	$ -	$ 607,561	$ 226,407	$ 226,407	
28	MA002000244	$ 418,416	$ 430,968	$ 313,812	$ -	$ 313,812	$ 117,156	$ 117,156	
29	MA002000245	$ 1,168,168	$ 1,203,213	$ 876,716	$ -	$ 876,716	$ 326,497	$ 326,497	
30	MA002000247	$ 397,055	$ 408,967	$ 297,791	$ -	$ 297,791	$ 111,176	$ 111,176	
31	MA002000249	$ 1,031,049	$ 1,061,980	$ 797,455	$ -	$ 797,455	$ 264,525	$ 264,525	
32	MA002000250	$ 336,442	$ 346,535	$ 252,516	$ -	$ 252,516	$ 94,019	$ 94,019	
33	MA002000251	$ 531,787	$ 547,741	$ 395,407	$ -	$ 395,407	$ 152,334	$ 152,334	

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
34	MA002000252	$ 1,736,358	$ 1,788,449	$ 1,500,402	$ -	$ 1,500,402	$ 288,047	$ 288,047	
35	MA002000253	$ 578,080	$ 595,422	$ 450,369	$ -	$ 450,369	$ 145,053	$ 145,053	
36	MA002000254	$ 427,467	$ 440,291	$ 349,508	$ -	$ 349,508	$ 90,783	$ 90,783	
37	MA002000257	$ 906,966	$ 934,175	$ 691,675	$ -	$ 691,675	$ 242,500	$ 242,500	
38	MA002000261	$ 449,184	$ 462,660	$ 336,888	$ -	$ 336,888	$ 125,772	$ 125,772	
39	MA002000262	$ 595,390	$ 613,252	$ 446,543	$ -	$ 446,543	$ 166,709	$ 166,709	
40	MA002000270	$ 377,206	$ 388,522	$ 282,905	$ -	$ 282,905	$ 105,617	$ 105,617	
41	MA002000271	$ 1,007,581	$ 1,037,808	$ 755,686	$ -	$ 755,686	$ 282,122	$ 282,122	
42	MA002000272	$ 585,296	$ 602,855	$ 438,972	$ -	$ 438,972	$ 163,883	$ 163,883	
43	MA002000277	$ 384,483	$ 396,017	$ 288,362	$ -	$ 288,362	$ 107,655	$ 107,655	
44	MA002000283	$ 458,110	$ 471,853	$ 342,535	$ -	$ 342,535	$ 129,318	$ 129,318	
45	MA002000290	$ 362,817	$ 373,702	$ 272,113	$ -	$ 272,113	$ 101,589	$ 101,589	
46	MA002000295	$ 545,831	$ 562,206	$ 409,373	$ -	$ 409,373	$ 152,833	$ 152,833	
47	MA002000298	$ 466,679	$ 480,679	$ 350,009	$ -	$ 350,009	$ 130,670	$ 130,670	
48	MA002000299	$ 422,128	$ 434,792	$ 316,596	$ -	$ 316,596	$ 118,196	$ 118,196	
49	MA002002113	$ 885,593	$ 912,161	$ 664,217	$ -	$ 664,217	$ 247,944	$ 247,944	
50	MA002002114	$ 1,254,285	$ 1,291,914	$ 940,714	$ -	$ 940,714	$ 351,200	$ 351,200	
51	MA002002115	$ 344,595	$ 354,933	$ 258,446	$ -	$ 258,446	$ 96,487	$ 96,487	
52	MA002002116	$ 228,876	$ 235,742	$ 171,657	$ -	$ 171,657	$ 64,085	$ 64,085	
53	MA002002117	$ 625,453	$ 644,217	$ 469,090	$ -	$ 469,090	$ 175,127	$ 175,127	
54	MA002002118	$ 301,163	$ 310,198	$ 225,872	$ -	$ 225,872	$ 84,326	$ 84,326	
55	MA002002119	$ 128,282	$ 132,130	$ 96,213	$ -	$ 96,213	$ 35,917	$ 35,917	
56	MA002002121	$ 448,026	$ 461,467	$ 336,020	$ -	$ 336,020	$ 125,447	$ 125,447	
57	MA002002122	$ 274,834	$ 283,079	$ 206,126	$ -	$ 206,126	$ 76,953	$ 76,953	
58	MA002002123	$ 261,144	$ 268,978	$ 195,851	$ -	$ 195,851	$ 73,127	$ 73,127	
59	MA002002124	$ 277,691	$ 286,022	$ 208,268	$ -	$ 208,268	$ 77,754	$ 77,754	
60	MA002002130	$ 277,270	$ 285,588	$ 207,953	$ -	$ 207,953	$ 77,635	$ 77,635	
61	MA002002131	$ 125,387	$ 129,149	$ 94,040	$ -	$ 94,040	$ 35,109	$ 35,109	
62	MA002002132	$ 245,378	$ 252,739	$ 185,250	$ -	$ 185,250	$ 67,489	$ 67,489	
63	MA002002133	$ 182,329	$ 187,799	$ 129,880	$ -	$ 129,880	$ 57,919	$ 57,919	
64	MA002002134	$ 58,954	$ 60,723	$ -	$ -	$ -	$ 60,723	$ 60,723	
65	MA002002135	$ 50,124	$ 51,628	$ -	$ -	$ -	$ 51,628	$ 51,628	
66	MA002107119	$ 5,683,100	$ 5,853,593	$ 4,262,676	$ -	$ 4,262,676	$ 1,590,917	$ 1,590,917	
	Total	**$ 69,590,585**	**$ 71,678,303**	**$ 52,432,890**	**$ -**	**$ 52,432,890**	**$ 19,245,413**	**$ 19,245,413**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200010110D

Dear Mr. McGonagle:

This letter obligates $2,149,885 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 0 1 0 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
1,100		0		0		1,100

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	12,317	12,317	12,317
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	12		12
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	0	0	0
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy	0	0	0
Vacant Unit Months				
05	Units undergoing modernization	139	139	
06	Special use units	48	48	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		0	
07	Units vacant due to litigation	0	0	
08	Units vacant due to disasters	0	0	
09	Units vacant due to casualty losses	0	0	
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	684		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above	0		

Operating Fund Project Number:
MA002000101

Calculations Based on Unit Months:				
14	Limited vacancies		396	
15	**Total Unit Months**	**13,200**	**12,900**	**12,329**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			1,027
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee		0	

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$488.84	$488.84
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$507.42	$507.42
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$6,545,718	$6,545,718
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$368.10	$368.10
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$4,748,490	$4,748,490
Add-Ons			
07	Self-sufficiency	$0	$0
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)		
10	Cost of independent audit	$9,111	$9,111
11	Funding for resident participation activities	$25,675	$25,675
12	Asset management fee	$52,800	$52,800
13	Information technology fee	$26,400	$26,400
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$113,986**	**$113,986**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$11,408,194**	**$11,408,194**
Part B. Formula Income			
01	PUM formula income	$289.15	$289.15
02	PUM change in utility allowances	$0.00	$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$289.15	$289.15
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$3,730,035**	**$3,730,035**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$7,678,159	$7,678,159
02	Cost of independent audit (Same as Part A, Line 10)	$9,111	$9,111
03	Formula amount (greater of Part D, Lines 01 or 02)	**$7,678,159**	**$7,678,159**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$7,678,159
02	Adjustment due to availability of funds		$230,345
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$7,908,504

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200010410D

Dear Mr. McGonagle:

This letter obligates $466,920 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 0 1 0 4
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
286		0		1		285

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	3,296	3,296	3,296
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	12		12
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	0	0	0
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy	0	0	0
Vacant Unit Months				
05	Units undergoing modernization	0	0	
06	Special use units	0	0	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		0	
07	Units vacant due to litigation	0	0	
08	Units vacant due to disasters	0	0	
09	Units vacant due to casualty losses	0	0	
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	112		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

Operating Fund Project Number:
MA002000104

Calculations Based on Unit Months:				
14	Limited vacancies		103	
15	**Total Unit Months**	**3,420**	**3,399**	**3,308**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			276
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee		0	

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$482.56	$482.56
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$500.90	$500.90
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$1,702,559	$1,702,559
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$432.85	$393.71
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$1,471,257	$1,338,220
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)		
10	Cost of independent audit	$2,512	$2,512
11	Funding for resident participation activities	$6,900	$6,900
12	Asset management fee	$13,680	$13,680
13	Information technology fee	$6,840	$6,840
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$29,932**	**$29,932**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$3,203,748**	**$3,070,711**
Part B. Formula Income			
01	PUM formula income	$307.97	$307.97
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$307.97	$307.97
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$1,046,790**	**$1,046,790**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$2,156,958	$2,023,921
02	Cost of independent audit (Same as Part A, Line 10)	$2,512	$2,512
03	Formula amount (greater of Part D, Lines 01 or 02)	**$2,156,958**	**$2,023,921**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$2,023,921
02	Adjustment due to availability of funds		$60,718
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$2,084,639

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200010610D

Dear Mr. McGonagle:

This letter obligates $928,338 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 0 1 0 6
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
414		0		0		414

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	4,848	4,848	4,848
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	12		12
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	0	0	0
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy	0	0	0
Vacant Unit Months				
05	Units undergoing modernization	0	0	
06	Special use units	0	0	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		0	
07	Units vacant due to litigation	0	0	
08	Units vacant due to disasters	0	0	
09	Units vacant due to casualty losses	0	0	
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	108		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA002000106

Calculations Based on Unit Months:				
14	Limited vacancies		108	
15	**Total Unit Months**	**4,968**	**4,956**	**4,860**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			405
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$538.11	$538.11
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$558.56	$558.56
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$2,768,223	$2,768,223
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$437.11	$437.11
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$2,166,317	$2,166,317
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)		
10	Cost of independent audit	$3,362	$3,362
11	Funding for resident participation activities	$10,125	$10,125
12	Asset management fee	$19,872	$19,872
13	Information technology fee	$9,936	$9,936
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$43,295**	**$43,295**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$4,977,835**	**$4,977,835**
Part B. Formula Income			
01	PUM formula income	$335.42	$335.42
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$335.42	$335.42
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$1,662,342**	**$1,662,342**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$3,315,493	$3,315,493
02	Cost of independent audit (Same as Part A, Line 10)	$3,362	$3,362
03	Formula amount (greater of Part D, Lines 01 or 02)	**$3,315,493**	**$3,315,493**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$3,315,493
02	Adjustment due to availability of funds		$99,465
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$3,414,958

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200010910D

Dear Mr. McGonagle:

This letter obligates $78,800 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 0 1 0 9
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
366		0		123		243

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	0	0	0
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above			
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)	2,916		
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA002000109

Calculations Based on Unit Months:				
14	Limited vacancies			
15	**Total Unit Months**	**2,916**	**0**	**0**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			0
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$0.00	$0.00
02	Inflation factor	0.00000	0.00000
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$0.00	$0.00
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$0	$0
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$0.00	$0.00
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$0	$0
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)		
10	Cost of independent audit		
11	Funding for resident participation activities	$0	$0
12	Asset management fee	$11,664	$11,664
13	Information technology fee	$5,832	$5,832
14	Asset repositioning fee	$563,717	$506,965
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$581,213**	**$524,461**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$581,213**	**$524,461**
Part B. Formula Income			
01	PUM formula income		
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$0.00	$0.00
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$0**	**$0**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$581,213	$524,461
02	Cost of independent audit (Same as Part A, Line 10)		
03	Formula amount (greater of Part D, Lines 01 or 02)	**$581,213**	**$524,461**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$524,461
02	Adjustment due to availability of funds		$15,734
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$540,195

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200011110D

Dear Mr. McGonagle:

This letter obligates $472,043 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 0 1 1 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
200		0		0		200

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	2,354	2,354	2,354
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	12		12
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	0	0	0
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy	0	0	0
Vacant Unit Months				
05	Units undergoing modernization	0	0	
06	Special use units	0	0	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		0	
07	Units vacant due to litigation	0	0	
08	Units vacant due to disasters	0	0	
09	Units vacant due to casualty losses	0	0	
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	34		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

Operating Fund Project Number:
MA002000111

Calculations Based on Unit Months:				
14	Limited vacancies		34	
15	**Total Unit Months**	**2,400**	**2,388**	**2,366**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			197
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$538.41	$538.41
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$558.87	$558.87
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$1,334,582	$1,334,582
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$458.46	$458.47
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$1,094,802	$1,094,826
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)		
10	Cost of independent audit	$1,662	$1,662
11	Funding for resident participation activities	$4,925	$4,925
12	Asset management fee	$9,600	$9,600
13	Information technology fee	$4,800	$4,800
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$20,987**	**$20,987**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$2,450,371**	**$2,450,395**
Part B. Formula Income			
01	PUM formula income	$320.18	$320.18
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$320.18	$320.18
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$764,590**	**$764,590**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$1,685,781	$1,685,805
02	Cost of independent audit (Same as Part A, Line 10)	$1,662	$1,662
03	Formula amount (greater of Part D, Lines 01 or 02)	**$1,685,781**	**$1,685,805**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$1,685,805
02	Adjustment due to availability of funds		$50,574
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$1,736,379

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200011310D

Dear Mr. McGonagle:

This letter obligates $354,174 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 0 1 1 3
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
266		0		0		266

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,626	1,626	1,626
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	12		12
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization	134	134	
06	Special use units	12	12	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	52		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)	1,344		
13	All other ACC units not categorized above	12		

Operating Fund Project Number:
MA002000113

Calculations Based on Unit Months:				
14	Limited vacancies		52	
15	**Total Unit Months**	**3,192**	**1,824**	**1,638**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			137
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee		0	

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$397.59	$397.59
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$412.70	$412.70
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$752,765	$752,765
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$379.79	$379.79
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$692,737	$692,737
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)		
10	Cost of independent audit	$2,141	$2,141
11	Funding for resident participation activities	$3,425	$3,425
12	Asset management fee	$12,768	$12,768
13	Information technology fee	$6,384	$6,384
14	Asset repositioning fee	$416,002	$416,002
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$440,720**	**$440,720**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$1,886,222**	**$1,886,222**
Part B. Formula Income			
01	PUM formula income	$377.24	$377.24
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$377.24	$377.24
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$688,086**	**$688,086**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$1,198,136	$1,198,136
02	Cost of independent audit (Same as Part A, Line 10)	$2,141	$2,141
03	Formula amount (greater of Part D, Lines 01 or 02)	**$1,198,136**	**$1,198,136**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$1,198,136
02	Adjustment due to availability of funds		$35,944
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$1,234,080

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200011410D

Dear Mr. McGonagle:

This letter obligates $757,849 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 0 1 1 4
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
363		0		0		363

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	4,194	4,194	4,194
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	12		12
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	0	0	0
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy	0	0	0
Vacant Unit Months				
05	Units undergoing modernization	0	0	
06	Special use units	12	12	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	126		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above	12		

Operating Fund Project Number:
MA002000114

Calculations Based on Unit Months:				
14	Limited vacancies		126	
15	**Total Unit Months**	**4,356**	**4,332**	**4,206**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			351
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$524.27	$524.27
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$544.19	$544.19
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$2,350,901	$2,357,431
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$426.62	$425.44
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$1,842,998	$1,843,006
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)		
10	Cost of independent audit	$2,972	$2,972
11	Funding for resident participation activities	$8,775	$8,775
12	Asset management fee	$17,424	$17,424
13	Information technology fee	$8,712	$8,712
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$37,883**	**$37,883**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$4,231,782**	**$4,238,320**
Part B. Formula Income			
01	PUM formula income	$354.99	$354.99
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$354.99	$354.99
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$1,533,557**	**$1,537,817**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$2,698,225	$2,700,503
02	Cost of independent audit (Same as Part A, Line 10)	$2,972	$2,972
03	Formula amount (greater of Part D, Lines 01 or 02)	**$2,698,225**	**$2,700,503**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$2,700,503
02	Adjustment due to availability of funds		$81,015
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$2,781,518

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200012310D

Dear Mr. McGonagle:

This letter obligates $2,359,016 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 0 1 2 3
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
1,016		0		0		1,016

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	11,362	11,362	11,362
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	12		12
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	0	0	0
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy	0	0	0
Vacant Unit Months				
05	Units undergoing modernization	136	136	
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses	3	3	
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	679		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA002000123

Calculations Based on Unit Months:				
14	Limited vacancies		366	
15	**Total Unit Months**	**12,192**	**11,867**	**11,374**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			948
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$485.27	$485.27
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$503.71	$503.71
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$5,977,527	$5,977,527
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$522.00	$522.00
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$6,194,574	$6,194,574
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)		
10	Cost of independent audit	$8,368	$8,368
11	Funding for resident participation activities	$23,700	$23,700
12	Asset management fee	$48,768	$48,768
13	Information technology fee	$24,384	$24,384
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$105,220**	**$105,220**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$12,277,321**	**$12,277,321**
Part B. Formula Income			
01	PUM formula income	$324.62	$324.62
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$324.62	$324.62
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$3,852,266**	**$3,852,266**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$8,425,055	$8,425,055
02	Cost of independent audit (Same as Part A, Line 10)	$8,368	$8,368
03	Formula amount (greater of Part D, Lines 01 or 02)	**$8,425,055**	**$8,425,055**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$8,425,055
02	Adjustment due to availability of funds		$252,752
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$8,677,807

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200012410D

Dear Mr. McGonagle:

This letter obligates $1,740,840 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 0 1 2 4
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
844		1		0		845

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	9,794	9,794	9,794
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	12		12
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units	24	24	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses	9	9	
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	265		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above	36		

Operating Fund Project Number:
MA002000124

Calculations Based on Unit Months:				
14	Limited vacancies		265	
15	**Total Unit Months**	**10,140**	**10,092**	**9,806**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			817
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$524.82	$524.82
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$544.76	$544.76
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$5,484,644	$5,497,718
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$372.12	$382.01
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$3,746,504	$3,855,245
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)		
10	Cost of independent audit	$6,901	$6,901
11	Funding for resident participation activities	$20,425	$20,425
12	Asset management fee	$40,560	$40,560
13	Information technology fee	$20,280	$20,280
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$88,166**	**$88,166**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$9,319,314**	**$9,441,129**
Part B. Formula Income			
01	PUM formula income	$349.55	$349.55
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$349.55	$349.55
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$3,519,269**	**$3,527,659**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$5,800,045	$5,913,470
02	Cost of independent audit (Same as Part A, Line 10)	$6,901	$6,901
03	Formula amount (greater of Part D, Lines 01 or 02)	**$5,800,045**	**$5,913,470**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$5,913,470
02	Adjustment due to availability of funds		$177,404
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$6,090,874

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200015810D

Dear Mr. McGonagle:

This letter obligates $253,716 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 0 1 5 8
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
149		0		0		149

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,688	1,688	1,688
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	12		12
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units	12	12	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	76		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above	0		

Operating Fund Project Number:
MA002000158

Calculations Based on Unit Months:				
14	Limited vacancies		54	
15	**Total Unit Months**	**1,788**	**1,754**	**1,700**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			142
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$436.33	$436.33
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$452.91	$452.91
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$794,404	$794,404
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$370.33	$370.33
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$649,559	$649,559
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)		
10	Cost of independent audit	$1,203	$1,203
11	Funding for resident participation activities	$3,550	$3,550
12	Asset management fee	$7,152	$7,152
13	Information technology fee	$3,576	$3,576
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$15,481**	**$15,481**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$1,459,444**	**$1,459,444**
Part B. Formula Income			
01	PUM formula income	$315.46	$315.46
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$315.46	$315.46
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$553,317**	**$553,317**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$906,127	$906,127
02	Cost of independent audit (Same as Part A, Line 10)	$1,203	$1,203
03	Formula amount (greater of Part D, Lines 01 or 02)	**$906,127**	**$906,127**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$906,127
02	Adjustment due to availability of funds		$27,184
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$933,311

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200018210D

Dear Mr. McGonagle:

This letter obligates $534,895 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 0 1 8 2
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
278		0		0		278

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	3,254	3,254	3,254
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	12		12
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	0	0	0
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy	0	0	0
Vacant Unit Months				
05	Units undergoing modernization	0	0	
06	Special use units	0	0	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		0	
07	Units vacant due to litigation	0	0	
08	Units vacant due to disasters	0	0	
09	Units vacant due to casualty losses	0	0	
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	70		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA002000182

Calculations Based on Unit Months:				
14	Limited vacancies		70	
15	**Total Unit Months**	**3,336**	**3,324**	**3,266**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			272
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$500.63	$500.63
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$519.65	$519.65
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$1,727,317	$1,727,317
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$470.23	$470.23
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$1,563,045	$1,563,045
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)		
10	Cost of independent audit	$3,900	$3,900
11	Funding for resident participation activities	$6,800	$6,800
12	Asset management fee	$13,344	$13,344
13	Information technology fee	$6,672	$6,672
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$30,716**	**$30,716**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$3,321,078**	**$3,321,078**
Part B. Formula Income			
01	PUM formula income	$424.41	$424.41
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$424.41	$424.41
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$1,410,739**	**$1,410,739**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$1,910,339	$1,910,339
02	Cost of independent audit (Same as Part A, Line 10)	$3,900	$3,900
03	Formula amount (greater of Part D, Lines 01 or 02)	**$1,910,339**	**$1,910,339**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$1,910,339
02	Adjustment due to availability of funds		$57,310
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$1,967,649

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200018910D

Dear Mr. McGonagle:

This letter obligates $783,799 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 0 1 8 9
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
346		0		0		346

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	4,003	4,003	4,003
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	12		12
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	137		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA002000189

Calculations Based on Unit Months:				
14	Limited vacancies		125	
15	**Total Unit Months**	**4,152**	**4,128**	**4,015**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			335
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$514.29	$514.29
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$533.83	$533.83
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$2,203,650	$2,203,650
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$501.18	$501.18
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$2,068,871	$2,068,871
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)		
10	Cost of independent audit	$2,796	$2,796
11	Funding for resident participation activities	$8,375	$8,375
12	Asset management fee	$16,608	$16,608
13	Information technology fee	$8,304	$8,304
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$36,083**	**$36,083**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$4,308,604**	**$4,308,604**
Part B. Formula Income			
01	PUM formula income	$365.63	$365.63
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$365.63	$365.63
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$1,509,321**	**$1,509,321**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$2,799,283	$2,799,283
02	Cost of independent audit (Same as Part A, Line 10)	$2,796	$2,796
03	Formula amount (greater of Part D, Lines 01 or 02)	**$2,799,283**	**$2,799,283**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$2,799,283
02	Adjustment due to availability of funds		$83,978
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$2,883,261

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200019310D

Dear Mr. McGonagle:

This letter obligates $46,217 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 0 1 9 3
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
26		0		0		26

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	283	283	283
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	29		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA002000193

Calculations Based on Unit Months:				
14	Limited vacancies		9	
15	**Total Unit Months**	**312**	**292**	**283**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			24
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$476.41	$476.41
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$494.51	$494.51
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$144,397	$144,397
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$417.50	$417.50
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$121,910	$121,910
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)		
10	Cost of independent audit	$528	$528
11	Funding for resident participation activities	$600	$600
12	Asset management fee	$1,248	$1,248
13	Information technology fee	$624	$624
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$3,000**	**$3,000**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$269,307**	**$269,307**
Part B. Formula Income			
01	PUM formula income	$357.01	$357.01
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$357.01	$357.01
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$104,247**	**$104,247**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$165,060	$165,060
02	Cost of independent audit (Same as Part A, Line 10)	$528	$528
03	Formula amount (greater of Part D, Lines 01 or 02)	**$165,060**	**$165,060**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$165,060
02	Adjustment due to availability of funds		$4,952
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$170,012

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200022610D

Dear Mr. McGonagle:

This letter obligates $65,493 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 0 2 2 6
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
44		0		0		44

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	510	510	510
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	12		12
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	6		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA002000226

Calculations Based on Unit Months:				
14	Limited vacancies		6	
15	**Total Unit Months**	**528**	**516**	**522**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			44
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$411.15	$411.15
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$426.77	$426.77
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$220,213	$220,213
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$301.54	$301.54
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$155,595	$155,595
Add-Ons			
07	Self-sufficiency	$4,932	$4,932
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)		
10	Cost of independent audit	$372	$372
11	Funding for resident participation activities	$1,100	$1,100
12	Asset management fee	$2,112	$2,112
13	Information technology fee	$1,056	$1,056
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$9,572**	**$9,572**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$385,380**	**$385,380**
Part B. Formula Income			
01	PUM formula income	$293.56	$293.56
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$293.56	$293.56
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$151,477**	**$151,477**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$233,903	$233,903
02	Cost of independent audit (Same as Part A, Line 10)	$372	$372
03	Formula amount (greater of Part D, Lines 01 or 02)	**$233,903**	**$233,903**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$233,903
02	Adjustment due to availability of funds		$7,017
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$240,920

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200022710D

Dear Mr. McGonagle:

This letter obligates $88,507 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 0 2 2 7
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
56		0		0		56

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	648	648	648
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	12		12
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	12		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA002000227

Calculations Based on Unit Months:				
14	Limited vacancies		12	
15	**Total Unit Months**	**672**	**660**	**660**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			55
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$412.36	$412.36
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$428.03	$428.03
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$282,500	$282,500
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$223.42	$239.50
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$147,457	$158,070
Add-Ons			
07	Self-sufficiency	$6,308	$6,308
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$5,078	$5,078
10	Cost of independent audit	$460	$460
11	Funding for resident participation activities	$1,375	$1,375
12	Asset management fee	$2,688	$2,688
13	Information technology fee	$1,344	$1,344
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$17,253**	**$17,253**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$447,210**	**$457,823**
Part B. Formula Income			
01	PUM formula income	$257.81	$257.81
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$257.81	$257.81
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$170,155**	**$170,155**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$277,055	$287,668
02	Cost of independent audit (Same as Part A, Line 10)	$460	$460
03	Formula amount (greater of Part D, Lines 01 or 02)	**$277,055**	**$287,668**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$287,668
02	Adjustment due to availability of funds		$8,630
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$296,298

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200022810D

Dear Mr. McGonagle:

This letter obligates $88,648 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 0 2 2 8
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
54		0		0		54

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	629	629	629
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	12		12
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	7		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA002000228

Calculations Based on Unit Months:				
14	Limited vacancies		7	
15	**Total Unit Months**	**648**	**636**	**641**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			53
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$412.64	$412.64
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$428.32	$428.32
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$272,412	$272,412
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$307.68	$307.68
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$195,684	$195,684
Add-Ons			
07	Self-sufficiency	$6,079	$6,079
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)		
10	Cost of independent audit	$460	$460
11	Funding for resident participation activities	$1,325	$1,325
12	Asset management fee	$2,592	$2,592
13	Information technology fee	$1,296	$1,296
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$11,752**	**$11,752**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$479,848**	**$479,848**
Part B. Formula Income			
01	PUM formula income	$256.68	$256.68
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$256.68	$256.68
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$163,248**	**$163,248**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$316,600	$316,600
02	Cost of independent audit (Same as Part A, Line 10)	$460	$460
03	Formula amount (greater of Part D, Lines 01 or 02)	**$316,600**	**$316,600**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$316,600
02	Adjustment due to availability of funds		$9,498
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$326,098

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200022910D

Dear Mr. McGonagle:

This letter obligates $143,857 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 0 2 2 9
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
81		0		0		81

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	938	938	938
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	12		12
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	22		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA002000229

Calculations Based on Unit Months:				
14	Limited vacancies		22	
15	**Total Unit Months**	**972**	**960**	**950**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			79
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$416.28	$416.28
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$432.10	$432.10
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$414,816	$414,816
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$359.23	$359.23
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$344,861	$344,861
Add-Ons			
07	Self-sufficiency	$9,176	$9,176
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)		
10	Cost of independent audit	$655	$655
11	Funding for resident participation activities	$1,975	$1,975
12	Asset management fee	$3,888	$3,888
13	Information technology fee	$1,944	$1,944
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$17,638**	**$17,638**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$777,315**	**$777,315**
Part B. Formula Income			
01	PUM formula income	$274.52	$274.52
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$274.52	$274.52
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$263,539**	**$263,539**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$513,776	$513,776
02	Cost of independent audit (Same as Part A, Line 10)	$655	$655
03	Formula amount (greater of Part D, Lines 01 or 02)	**$513,776**	**$513,776**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$513,776
02	Adjustment due to availability of funds		$15,413
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$529,189

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200023010D

Dear Mr. McGonagle:

This letter obligates $114,145 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 0 2 3 0
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
96		0		0		96

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,049	1,049	1,049
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	12		12
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization	66	66	
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	25		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA002000230

Calculations Based on Unit Months:				
14	Limited vacancies		25	
15	**Total Unit Months**	**1,152**	**1,140**	**1,061**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			88
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$403.76	$403.76
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$419.10	$419.10
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$477,774	$477,774
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$239.47	$239.47
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$272,996	$272,996
Add-Ons			
07	Self-sufficiency	$10,896	$10,896
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$8,101	$8,101
10	Cost of independent audit	$762	$762
11	Funding for resident participation activities	$2,200	$2,200
12	Asset management fee	$4,608	$4,608
13	Information technology fee	$2,304	$2,304
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$28,871**	**$28,871**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$779,641**	**$779,641**
Part B. Formula Income			
01	PUM formula income	$326.30	$326.30
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$326.30	$326.30
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$371,982**	**$371,982**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$407,659	$407,659
02	Cost of independent audit (Same as Part A, Line 10)	$762	$762
03	Formula amount (greater of Part D, Lines 01 or 02)	**$407,659**	**$407,659**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$407,659
02	Adjustment due to availability of funds		$12,230
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$419,889

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200023210D

Dear Mr. McGonagle:

This letter obligates $92,737 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 0 2 3 2
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
64		0		0		64

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	481	481	481
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	12		12
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses	192	192	
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	47		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above	36		

Operating Fund Project Number:
MA002000232

Calculations Based on Unit Months:				
14	Limited vacancies		23	
15	**Total Unit Months**	**768**	**696**	**493**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			41
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$406.86	$406.86
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$422.32	$422.32
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$293,935	$293,935
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$274.68	$274.68
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$191,177	$191,177
Add-Ons			
07	Self-sufficiency	$6,652	$6,652
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)		
10	Cost of independent audit	$478	$478
11	Funding for resident participation activities	$1,025	$1,025
12	Asset management fee	$3,072	$3,072
13	Information technology fee	$1,536	$1,536
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$12,763**	**$12,763**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$497,875**	**$497,875**
Part B. Formula Income			
01	PUM formula income	$239.47	$239.47
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$239.47	$239.47
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$166,671**	**$166,671**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$331,204	$331,204
02	Cost of independent audit (Same as Part A, Line 10)	$478	$478
03	Formula amount (greater of Part D, Lines 01 or 02)	**$331,204**	**$331,204**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$331,204
02	Adjustment due to availability of funds		$9,936
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$341,140

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200023410D

Dear Mr. McGonagle:

This letter obligates $61,566 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 0 2 3 4
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
47		0		0		47

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	545	545	545
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	12		12
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	7		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA002000234

Calculations Based on Unit Months:				
14	Limited vacancies		7	
15	**Total Unit Months**	**564**	**552**	**557**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			46
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$404.61	$404.61
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$419.99	$419.99
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$231,834	$231,834
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$202.08	$202.08
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$111,548	$111,548
Add-Ons			
07	Self-sufficiency	$5,276	$5,276
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$1,442	$1,442
10	Cost of independent audit	$372	$372
11	Funding for resident participation activities	$1,150	$1,150
12	Asset management fee	$2,256	$2,256
13	Information technology fee	$1,128	$1,128
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$11,624**	**$11,624**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$355,006**	**$355,006**
Part B. Formula Income			
01	PUM formula income	$244.79	$244.79
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$244.79	$244.79
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$135,124**	**$135,124**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$219,882	$219,882
02	Cost of independent audit (Same as Part A, Line 10)	$372	$372
03	Formula amount (greater of Part D, Lines 01 or 02)	**$219,882**	**$219,882**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$219,882
02	Adjustment due to availability of funds		$6,596
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$226,478

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200023510D

Dear Mr. McGonagle:

This letter obligates $134,276 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 0 2 3 5
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
82		0		0		82

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	940	940	940
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	12		12
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	32		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA002000235

Calculations Based on Unit Months:				
14	Limited vacancies		30	
15	**Total Unit Months**	**984**	**970**	**952**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			79
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$416.28	$416.28
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$432.10	$432.10
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$419,137	$419,137
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$311.43	$311.43
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$302,087	$302,087
Add-Ons			
07	Self-sufficiency	$0	$0
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)		
10	Cost of independent audit	$8,610	$8,610
11	Funding for resident participation activities	$1,975	$1,975
12	Asset management fee	$3,936	$3,936
13	Information technology fee	$1,968	$1,968
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$16,489**	**$16,489**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$737,713**	**$737,713**
Part B. Formula Income			
01	PUM formula income	$266.14	$266.14
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$266.14	$266.14
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$258,156**	**$258,156**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$479,557	$479,557
02	Cost of independent audit (Same as Part A, Line 10)	$8,610	$8,610
03	Formula amount (greater of Part D, Lines 01 or 02)	**$479,557**	**$479,557**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$479,557
02	Adjustment due to availability of funds		$14,387
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$493,944

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200023610D

Dear Mr. McGonagle:

This letter obligates $76,245 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 0 2 3 6
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
84		0		0		84

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	973	973	973
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	12		12
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	23		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA002000236

Calculations Based on Unit Months:				
14	Limited vacancies		23	
15	**Total Unit Months**	**1,008**	**996**	**985**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			82
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$411.48	$411.48
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$427.12	$427.12
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$425,412	$425,412
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$228.44	$204.38
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$227,526	$203,562
Add-Ons			
07	Self-sufficiency	$9,520	$9,520
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$10,337	$10,337
10	Cost of independent audit	$655	$655
11	Funding for resident participation activities	$2,050	$2,050
12	Asset management fee	$4,032	$4,032
13	Information technology fee	$2,016	$2,016
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$28,610**	**$28,610**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$681,548**	**$657,584**
Part B. Formula Income			
01	PUM formula income	$322.38	$322.38
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$322.38	$322.38
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$321,090**	**$321,090**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$360,458	$336,494
02	Cost of independent audit (Same as Part A, Line 10)	$655	$655
03	Formula amount (greater of Part D, Lines 01 or 02)	**$360,458**	**$336,494**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$336,494
02	Adjustment due to availability of funds		$10,095
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$346,589

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200023710D

Dear Mr. McGonagle:

This letter obligates $98,282 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 0 2 3 7
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
64		0		0		64

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	742	742	742
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	12		12
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	14		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA002000237

Calculations Based on Unit Months:				
14	Limited vacancies		14	
15	**Total Unit Months**	**768**	**756**	**754**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			63
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$416.28	$416.28
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$432.10	$432.10
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$326,668	$326,668
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$302.15	$302.15
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$228,425	$228,425
Add-Ons			
07	Self-sufficiency	$0	$0
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$3,206	$3,206
10	Cost of independent audit	$5,503	$5,503
11	Funding for resident participation activities	$1,575	$1,575
12	Asset management fee	$3,072	$3,072
13	Information technology fee	$1,536	$1,536
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$14,892**	**$14,892**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$569,985**	**$569,985**
Part B. Formula Income			
01	PUM formula income	$289.65	$289.65
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$289.65	$289.65
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$218,975**	**$218,975**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$351,010	$351,010
02	Cost of independent audit (Same as Part A, Line 10)	$5,503	$5,503
03	Formula amount (greater of Part D, Lines 01 or 02)	**$351,010**	**$351,010**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$351,010
02	Adjustment due to availability of funds		$10,530
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$361,540

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200023810D

Dear Mr. McGonagle:

This letter obligates $61,456 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 0 2 3 8
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
40		0		0		40

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	455	455	455
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	12		12
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	13		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA002000238

Calculations Based on Unit Months:				
14	Limited vacancies		13	
15	**Total Unit Months**	**480**	**468**	**467**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			39
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$408.21	$408.21
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$423.72	$423.72
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$198,301	$198,301
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$274.49	$274.49
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$128,461	$128,461
Add-Ons			
07	Self-sufficiency	$4,473	$4,473
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$1,220	$1,220
10	Cost of independent audit	$283	$283
11	Funding for resident participation activities	$975	$975
12	Asset management fee	$1,920	$1,920
13	Information technology fee	$960	$960
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$9,831**	**$9,831**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$336,593**	**$336,593**
Part B. Formula Income			
01	PUM formula income	$250.23	$250.23
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$250.23	$250.23
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$117,108**	**$117,108**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$219,485	$219,485
02	Cost of independent audit (Same as Part A, Line 10)	$283	$283
03	Formula amount (greater of Part D, Lines 01 or 02)	**$219,485**	**$219,485**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$219,485
02	Adjustment due to availability of funds		$6,585
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$226,070

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200024010D

Dear Mr. McGonagle:

This letter obligates $130,192 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 0 2 4 0
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
104		0		0		104

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,150	1,150	1,150
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	12		12
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units	12	12	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	74		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above	0		

Operating Fund Project Number:
MA002000240

Calculations Based on Unit Months:				
14	Limited vacancies		37	
15	**Total Unit Months**	**1,248**	**1,199**	**1,162**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			97
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$403.76	$403.76
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$419.10	$419.10
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$502,501	$502,501
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$228.01	$228.01
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$273,384	$273,384
Add-Ons			
07	Self-sufficiency	$0	$0
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)		
10	Cost of independent audit	$831	$831
11	Funding for resident participation activities	$2,425	$2,425
12	Asset management fee	$4,992	$4,992
13	Information technology fee	$2,496	$2,496
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$10,744**	**$10,744**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$786,629**	**$786,629**
Part B. Formula Income			
01	PUM formula income	$268.27	$268.27
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$268.27	$268.27
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$321,656**	**$321,656**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$464,973	$464,973
02	Cost of independent audit (Same as Part A, Line 10)	$831	$831
03	Formula amount (greater of Part D, Lines 01 or 02)	**$464,973**	**$464,973**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$464,973
02	Adjustment due to availability of funds		$13,949
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$478,922

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200024110D

Dear Mr. McGonagle:

This letter obligates $170,869 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 0 2 4 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
102		0		0		102

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,200	1,200	1,200
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	12		12
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	12		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA002000241

Calculations Based on Unit Months:				
14	Limited vacancies		12	
15	**Total Unit Months**	**1,224**	**1,212**	**1,212**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			101
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$416.28	$416.28
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$432.10	$432.10
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$523,705	$523,705
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$219.09	$252.06
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$265,537	$305,497
Add-Ons			
07	Self-sufficiency	$11,460	$0
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$4,169	$4,169
10	Cost of independent audit	$4,320	$4,320
11	Funding for resident participation activities	$2,525	$2,525
12	Asset management fee	$4,896	$4,896
13	Information technology fee	$2,448	$2,448
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$29,818**	**$18,358**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$819,060**	**$847,560**
Part B. Formula Income			
01	PUM formula income	$258.79	$258.79
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$258.79	$258.79
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$313,653**	**$313,653**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$505,407	$533,907
02	Cost of independent audit (Same as Part A, Line 10)	$4,320	$4,320
03	Formula amount (greater of Part D, Lines 01 or 02)	**$505,407**	**$533,907**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$533,907
02	Adjustment due to availability of funds		$16,017
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$549,924

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200024210D

Dear Mr. McGonagle:

This letter obligates $226,407 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 0 2 4 2
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
168		0		3		165

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,782	1,782	1,782
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	12		12
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units	12	12	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	114		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above	60		

Operating Fund Project Number:
MA002000242

Calculations Based on Unit Months:				
14	Limited vacancies		59	
15	**Total Unit Months**	**1,980**	**1,853**	**1,794**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			150
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$416.28	$416.28
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$432.10	$432.10
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$801,113	$800,681
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$243.69	$243.82
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$451,801	$451,798
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)		
10	Cost of independent audit	$1,910	$1,910
11	Funding for resident participation activities	$3,750	$3,750
12	Asset management fee	$8,064	$7,920
13	Information technology fee	$4,032	$3,960
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$17,756**	**$17,540**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$1,270,670**	**$1,270,019**
Part B. Formula Income			
01	PUM formula income	$248.43	$248.43
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$248.43	$248.43
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$460,589**	**$460,341**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$810,081	$809,678
02	Cost of independent audit (Same as Part A, Line 10)	$1,910	$1,910
03	Formula amount (greater of Part D, Lines 01 or 02)	**$810,081**	**$809,678**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$809,678
02	Adjustment due to availability of funds		$24,290
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$833,968

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200024410D

Dear Mr. McGonagle:

This letter obligates $117,156 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 0 2 4 4
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
78		0		0		78

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	890	890	890
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	12		12
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	22		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above	12		

Operating Fund Project Number:
MA002000244

Calculations Based on Unit Months:				
14	Limited vacancies		22	
15	**Total Unit Months**	**936**	**912**	**902**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			75
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$404.68	$404.68
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$420.06	$420.06
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$383,095	$383,095
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$326.73	$326.73
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$297,978	$297,978
Add-Ons			
07	Self-sufficiency	$8,717	$8,717
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)		
10	Cost of independent audit	$636	$636
11	Funding for resident participation activities	$1,875	$1,875
12	Asset management fee	$3,744	$3,744
13	Information technology fee	$1,872	$1,872
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$16,844**	**$16,844**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$697,917**	**$697,917**
Part B. Formula Income			
01	PUM formula income	$306.47	$306.47
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$306.47	$306.47
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$279,501**	**$279,501**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$418,416	$418,416
02	Cost of independent audit (Same as Part A, Line 10)	$636	$636
03	Formula amount (greater of Part D, Lines 01 or 02)	**$418,416**	**$418,416**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$418,416
02	Adjustment due to availability of funds		$12,552
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$430,968

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200024510D

Dear Mr. McGonagle:

This letter obligates $326,497 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 0 2 4 5
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
225		0		11		214

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,866	1,866	1,866
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	24		24
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units	24	24	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses	4	4	
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	314		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above	336		

Operating Fund Project Number:
MA002000245

Calculations Based on Unit Months:				
14	Limited vacancies		77	
15	**Total Unit Months**	**2,568**	**1,971**	**1,890**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			158
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$416.28	$416.28
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$432.10	$432.10
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$852,533	$851,669
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$399.40	$399.80
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$788,016	$788,006
Add-Ons			
07	Self-sufficiency	$18,858	$18,858
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)		
10	Cost of independent audit	$1,574	$1,574
11	Funding for resident participation activities	$3,950	$3,950
12	Asset management fee	$10,560	$10,272
13	Information technology fee	$5,280	$5,136
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$40,222**	**$39,790**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$1,680,771**	**$1,679,465**
Part B. Formula Income			
01	PUM formula income	$259.41	$259.41
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$259.41	$259.41
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$511,816**	**$511,297**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$1,168,955	$1,168,168
02	Cost of independent audit (Same as Part A, Line 10)	$1,574	$1,574
03	Formula amount (greater of Part D, Lines 01 or 02)	**$1,168,955**	**$1,168,168**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$1,168,168
02	Adjustment due to availability of funds		$35,045
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$1,203,213

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200024710D

Dear Mr. McGonagle:

This letter obligates $111,176 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 0 2 4 7
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
96		0		0		96

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,112	1,112	1,112
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	12		12
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	16		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above	12		

Operating Fund Project Number:
MA002000247

Calculations Based on Unit Months:				
14	Limited vacancies		16	
15	**Total Unit Months**	**1,152**	**1,128**	**1,124**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			94
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$407.60	$407.60
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$423.09	$423.09
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$477,246	$477,246
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$253.95	$253.95
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$286,456	$286,456
Add-Ons			
07	Self-sufficiency	$0	$0
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$10,376	$10,376
10	Cost of independent audit	$743	$743
11	Funding for resident participation activities	$2,350	$2,350
12	Asset management fee	$4,608	$4,608
13	Information technology fee	$2,304	$2,304
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$20,381**	**$20,381**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$784,083**	**$784,083**
Part B. Formula Income			
01	PUM formula income	$343.11	$343.11
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$343.11	$343.11
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$387,028**	**$387,028**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$397,055	$397,055
02	Cost of independent audit (Same as Part A, Line 10)	$743	$743
03	Formula amount (greater of Part D, Lines 01 or 02)	**$397,055**	**$397,055**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$397,055
02	Adjustment due to availability of funds		$11,912
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$408,967

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200024910D

Dear Mr. McGonagle:

This letter obligates $264,525 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 0 2 4 9
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
204		0		5		199

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	2,220	2,220	2,220
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	24		24
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units	12	12	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	96		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above	96		

Operating Fund Project Number:
MA002000249

Calculations Based on Unit Months:				
14	Limited vacancies		73	
15	**Total Unit Months**	**2,448**	**2,305**	**2,244**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			187
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$403.34	$403.34
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$418.67	$418.67
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$965,034	$965,034
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$275.33	$261.35
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$634,636	$602,412
Add-Ons			
07	Self-sufficiency	$22,032	$22,032
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)		
10	Cost of independent audit	$1,662	$1,662
11	Funding for resident participation activities	$4,675	$4,675
12	Asset management fee	$9,792	$9,792
13	Information technology fee	$4,896	$4,896
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$43,057**	**$43,057**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$1,642,727**	**$1,610,503**
Part B. Formula Income			
01	PUM formula income	$251.39	$251.39
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$251.39	$251.39
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$579,454**	**$579,454**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$1,063,273	$1,031,049
02	Cost of independent audit (Same as Part A, Line 10)	$1,662	$1,662
03	Formula amount (greater of Part D, Lines 01 or 02)	**$1,063,273**	**$1,031,049**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$1,031,049
02	Adjustment due to availability of funds		$30,931
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$1,061,980

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200025010D

Dear Mr. McGonagle:

This letter obligates $94,019 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 0 2 5 0
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
71		0		2		69

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	791	791	791
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	12		12
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units	12	12	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	23		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above	14		

Operating Fund Project Number:
MA002000250

Calculations Based on Unit Months:				
14	Limited vacancies		23	
15	**Total Unit Months**	**852**	**826**	**803**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			67
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$403.76	$403.76
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$419.10	$419.10
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$347,015	$346,177
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$258.09	$258.72
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$213,699	$213,703
Add-Ons			
07	Self-sufficiency	$7,904	$7,914
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)		
10	Cost of independent audit	$567	$567
11	Funding for resident participation activities	$1,675	$1,675
12	Asset management fee	$3,408	$3,408
13	Information technology fee	$1,704	$1,704
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$15,258**	**$15,268**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$575,972**	**$575,148**
Part B. Formula Income			
01	PUM formula income	$288.99	$288.99
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$288.99	$288.99
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$239,284**	**$238,706**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$336,688	$336,442
02	Cost of independent audit (Same as Part A, Line 10)	$567	$567
03	Formula amount (greater of Part D, Lines 01 or 02)	**$336,688**	**$336,442**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$336,442
02	Adjustment due to availability of funds		$10,093
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$346,535

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200025110D

Dear Mr. McGonagle:

This letter obligates $152,334 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 0 2 5 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
108		0		5		103

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,082	1,082	1,082
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	12		12
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization	70	70	
06	Special use units	24	24	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	64		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above	44		

Operating Fund Project Number:
MA002000251

Calculations Based on Unit Months:				
14	Limited vacancies		39	
15	**Total Unit Months**	**1,296**	**1,215**	**1,094**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			91
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$407.75	$407.75
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$423.24	$423.24
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$501,539	$514,237
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$288.62	$281.50
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$342,015	$342,023
Add-Ons			
07	Self-sufficiency	$11,326	$11,326
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)		
10	Cost of independent audit	$850	$850
11	Funding for resident participation activities	$2,275	$2,275
12	Asset management fee	$4,896	$5,184
13	Information technology fee	$2,448	$2,592
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$21,795**	**$22,227**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$865,349**	**$878,487**
Part B. Formula Income			
01	PUM formula income	$285.35	$285.35
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$285.35	$285.35
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$338,140**	**$346,700**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$527,209	$531,787
02	Cost of independent audit (Same as Part A, Line 10)	$850	$850
03	Formula amount (greater of Part D, Lines 01 or 02)	**$527,209**	**$531,787**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$531,787
02	Adjustment due to availability of funds		$15,954
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$547,741

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200025210D

Dear Mr. McGonagle:

This letter obligates $288,047 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 0 2 5 2
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
301		0		0		301

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	3,129	3,129	3,129
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	24		24
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization	168	168	
06	Special use units	12	12	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses	49	49	
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	218		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above	12		

Operating Fund Project Number:
MA002000252

Calculations Based on Unit Months:				
14	Limited vacancies		108	
15	**Total Unit Months**	**3,612**	**3,466**	**3,153**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			263
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$406.61	$406.61
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$422.06	$422.06
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$1,462,860	$1,462,860
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$426.52	$350.30
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$1,478,318	$1,214,140
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)		
10	Cost of independent audit	$7,726	$7,726
11	Funding for resident participation activities	$6,575	$6,575
12	Asset management fee	$14,448	$14,448
13	Information technology fee	$7,224	$7,224
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$35,973**	**$35,973**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$2,977,151**	**$2,712,973**
Part B. Formula Income			
01	PUM formula income	$281.77	$281.77
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$281.77	$281.77
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$976,615**	**$976,615**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$2,000,536	$1,736,358
02	Cost of independent audit (Same as Part A, Line 10)	$7,726	$7,726
03	Formula amount (greater of Part D, Lines 01 or 02)	**$2,000,536**	**$1,736,358**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$1,736,358
02	Adjustment due to availability of funds		$52,091
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$1,788,449

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200025310D

Dear Mr. McGonagle:

This letter obligates $145,053 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 0 2 5 3
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
133		0		1		132

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,499	1,499	1,499
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	12		12
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units	12	12	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	61		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above	12		

Operating Fund Project Number:
MA002000253

Calculations Based on Unit Months:				
14	Limited vacancies		48	
15	**Total Unit Months**	**1,596**	**1,559**	**1,511**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			126
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$405.39	$405.39
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$420.79	$420.79
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$656,012	$656,012
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$219.94	$205.62
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$342,886	$320,562
Add-Ons			
07	Self-sufficiency	$14,901	$14,901
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$8,676	$8,676
10	Cost of independent audit	$1,115	$1,115
11	Funding for resident participation activities	$3,150	$3,150
12	Asset management fee	$6,432	$6,384
13	Information technology fee	$3,216	$3,192
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$37,490**	**$37,418**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$1,036,388**	**$1,013,992**
Part B. Formula Income			
01	PUM formula income	$279.60	$279.61
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$279.60	$279.61
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$435,896**	**$435,912**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$600,492	$578,080
02	Cost of independent audit (Same as Part A, Line 10)	$1,115	$1,115
03	Formula amount (greater of Part D, Lines 01 or 02)	**$600,492**	**$578,080**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$578,080
02	Adjustment due to availability of funds		$17,342
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$595,422

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200025410D

Dear Mr. McGonagle:

This letter obligates $90,783 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 0 2 5 4
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
92		0		0		92

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,009	1,009	1,009
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	12		12
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	71		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above	12		

Operating Fund Project Number:
MA002000254

Calculations Based on Unit Months:				
14	Limited vacancies		33	
15	**Total Unit Months**	**1,104**	**1,042**	**1,021**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			85
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$402.89	$402.89
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$418.20	$418.20
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$435,764	$435,764
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$279.81	$242.82
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$291,562	$253,018
Add-Ons			
07	Self-sufficiency	$9,960	$9,960
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)		
10	Cost of independent audit	$743	$743
11	Funding for resident participation activities	$2,125	$2,125
12	Asset management fee	$4,416	$4,416
13	Information technology fee	$2,208	$2,208
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$19,452**	**$19,452**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$746,778**	**$708,234**
Part B. Formula Income			
01	PUM formula income	$269.45	$269.45
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$269.45	$269.45
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$280,767**	**$280,767**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$466,011	$427,467
02	Cost of independent audit (Same as Part A, Line 10)	$743	$743
03	Formula amount (greater of Part D, Lines 01 or 02)	**$466,011**	**$427,467**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$427,467
02	Adjustment due to availability of funds		$12,824
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$440,291

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200025710D

Dear Mr. McGonagle:

This letter obligates $242,500 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 0 2 5 7
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
179		0		0		179

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	2,038	2,038	2,038
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	24		24
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	62		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above	24		

Operating Fund Project Number:
MA002000257

Calculations Based on Unit Months:				
14	Limited vacancies		62	
15	**Total Unit Months**	**2,148**	**2,100**	**2,062**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			172
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$402.19	$402.19
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$417.47	$417.47
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$876,687	$876,687
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$275.66	$268.39
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$578,886	$563,619
Add-Ons			
07	Self-sufficiency	$20,072	$20,072
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)		
10	Cost of independent audit	$1,398	$1,398
11	Funding for resident participation activities	$4,300	$4,300
12	Asset management fee	$8,592	$8,592
13	Information technology fee	$4,296	$4,296
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$38,658**	**$38,658**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$1,494,231**	**$1,478,964**
Part B. Formula Income			
01	PUM formula income	$272.38	$272.38
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$272.38	$272.38
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$571,998**	**$571,998**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$922,233	$906,966
02	Cost of independent audit (Same as Part A, Line 10)	$1,398	$1,398
03	Formula amount (greater of Part D, Lines 01 or 02)	**$922,233**	**$906,966**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$906,966
02	Adjustment due to availability of funds		$27,209
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$934,175

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200026110D

Dear Mr. McGonagle:

This letter obligates $125,772 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 0 2 6 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
100		0		0		100

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,169	1,169	1,169
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	12		12
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	19		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA002000261

Calculations Based on Unit Months:				
14	Limited vacancies		19	
15	**Total Unit Months**	**1,200**	**1,188**	**1,181**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			98
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$399.00	$399.00
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$414.16	$414.16
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$492,022	$492,022
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$238.40	$238.40
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$283,219	$283,219
Add-Ons			
07	Self-sufficiency	$11,355	$11,355
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$8,412	$8,412
10	Cost of independent audit	$831	$831
11	Funding for resident participation activities	$2,450	$2,450
12	Asset management fee	$4,800	$4,800
13	Information technology fee	$2,400	$2,400
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$30,248**	**$30,248**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$805,489**	**$805,489**
Part B. Formula Income			
01	PUM formula income	$299.92	$299.92
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$299.92	$299.92
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$356,305**	**$356,305**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$449,184	$449,184
02	Cost of independent audit (Same as Part A, Line 10)	$831	$831
03	Formula amount (greater of Part D, Lines 01 or 02)	**$449,184**	**$449,184**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$449,184
02	Adjustment due to availability of funds		$13,476
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$462,660

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200026210D

Dear Mr. McGonagle:

This letter obligates $166,709 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 0 2 6 2
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
100		0		0		100

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,157	1,157	1,157
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	12		12
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	31		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA002000262

Calculations Based on Unit Months:				
14	Limited vacancies		31	
15	**Total Unit Months**	**1,200**	**1,188**	**1,169**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			97
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$404.90	$404.90
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$420.29	$420.29
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$499,305	$499,305
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$305.74	$305.74
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$363,219	$363,219
Add-Ons			
07	Self-sufficiency	$11,355	$11,355
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)		
10	Cost of independent audit	$831	$831
11	Funding for resident participation activities	$2,425	$2,425
12	Asset management fee	$4,800	$4,800
13	Information technology fee	$2,400	$2,400
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$21,811**	**$21,811**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$884,335**	**$884,335**
Part B. Formula Income			
01	PUM formula income	$243.22	$243.22
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$243.22	$243.22
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$288,945**	**$288,945**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$595,390	$595,390
02	Cost of independent audit (Same as Part A, Line 10)	$831	$831
03	Formula amount (greater of Part D, Lines 01 or 02)	**$595,390**	**$595,390**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$595,390
02	Adjustment due to availability of funds		$17,862
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$613,252

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200027010D

Dear Mr. McGonagle:

This letter obligates $105,617 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 0 2 7 0
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
104		0		0		104

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,208	1,208	1,208
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	12		12
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	28		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA002000270

Calculations Based on Unit Months:				
14	Limited vacancies		28	
15	**Total Unit Months**	**1,248**	**1,236**	**1,220**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			102
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$395.93	$395.93
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$410.98	$410.98
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$507,971	$507,971
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$201.22	$201.22
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$248,708	$248,708
Add-Ons			
07	Self-sufficiency	$11,814	$11,814
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$17,058	$17,058
10	Cost of independent audit	$831	$831
11	Funding for resident participation activities	$2,550	$2,550
12	Asset management fee	$4,992	$4,992
13	Information technology fee	$2,496	$2,496
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$39,741**	**$39,741**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$796,420**	**$796,420**
Part B. Formula Income			
01	PUM formula income	$339.17	$339.17
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$339.17	$339.17
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$419,214**	**$419,214**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$377,206	$377,206
02	Cost of independent audit (Same as Part A, Line 10)	$831	$831
03	Formula amount (greater of Part D, Lines 01 or 02)	**$377,206**	**$377,206**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$377,206
02	Adjustment due to availability of funds		$11,316
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$388,522

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200027110D

Dear Mr. McGonagle:

This letter obligates $282,122 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 0 2 7 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
225		0		0		225

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	2,548	2,548	2,548
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	24		24
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization	96	96	
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	32		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA002000271

Calculations Based on Unit Months:				
14	Limited vacancies		32	
15	**Total Unit Months**	**2,700**	**2,676**	**2,572**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			214
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$397.16	$397.16
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$412.25	$412.25
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$1,103,181	$1,103,181
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$234.22	$234.22
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$626,773	$626,773
Add-Ons			
07	Self-sufficiency	$0	$0
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$25,098	$25,098
10	Cost of independent audit	$6,858	$6,858
11	Funding for resident participation activities	$5,350	$5,350
12	Asset management fee	$10,800	$10,800
13	Information technology fee	$5,400	$5,400
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$53,506**	**$53,506**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$1,783,460**	**$1,783,460**
Part B. Formula Income			
01	PUM formula income	$289.94	$289.94
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$289.94	$289.94
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$775,879**	**$775,879**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$1,007,581	$1,007,581
02	Cost of independent audit (Same as Part A, Line 10)	$6,858	$6,858
03	Formula amount (greater of Part D, Lines 01 or 02)	**$1,007,581**	**$1,007,581**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$1,007,581
02	Adjustment due to availability of funds		$30,227
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$1,037,808

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200027210D

Dear Mr. McGonagle:

This letter obligates $163,883 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

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Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

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4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 0 2 7 2
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
119		0		0		119

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,390	1,390	1,390
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	12		12
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	26		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA002000272

Calculations Based on Unit Months:				
14	Limited vacancies		26	
15	**Total Unit Months**	**1,428**	**1,416**	**1,402**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			117
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$397.65	$397.65
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$412.76	$412.76
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$584,468	$584,468
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$260.65	$260.65
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$369,080	$369,080
Add-Ons			
07	Self-sufficiency	$13,534	$13,534
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$1,583	$1,583
10	Cost of independent audit	$938	$938
11	Funding for resident participation activities	$2,925	$2,925
12	Asset management fee	$5,712	$5,712
13	Information technology fee	$2,856	$2,856
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$27,548**	**$27,548**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$981,096**	**$981,096**
Part B. Formula Income			
01	PUM formula income	$279.52	$279.52
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$279.52	$279.52
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$395,800**	**$395,800**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$585,296	$585,296
02	Cost of independent audit (Same as Part A, Line 10)	$938	$938
03	Formula amount (greater of Part D, Lines 01 or 02)	**$585,296**	**$585,296**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$585,296
02	Adjustment due to availability of funds		$17,559
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$602,855

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200027710D

Dear Mr. McGonagle:

This letter obligates $107,655 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 0 2 7 7
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
114		0		0		114

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,329	1,329	1,329
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	12		12
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization	0	0	
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	27		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA002000277

Calculations Based on Unit Months:				
14	Limited vacancies		27	
15	**Total Unit Months**	**1,368**	**1,356**	**1,341**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			112
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$384.55	$384.55
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$399.16	$399.16
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$541,261	$541,261
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$187.21	$187.21
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$253,857	$253,857
Add-Ons			
07	Self-sufficiency	$12,961	$12,961
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$19,700	$19,700
10	Cost of independent audit	$919	$919
11	Funding for resident participation activities	$2,800	$2,800
12	Asset management fee	$5,472	$5,472
13	Information technology fee	$2,736	$2,736
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$44,588**	**$44,588**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$839,706**	**$839,706**
Part B. Formula Income			
01	PUM formula income	$335.71	$335.71
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$335.71	$335.71
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$455,223**	**$455,223**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$384,483	$384,483
02	Cost of independent audit (Same as Part A, Line 10)	$919	$919
03	Formula amount (greater of Part D, Lines 01 or 02)	**$384,483**	**$384,483**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$384,483
02	Adjustment due to availability of funds		$11,534
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$396,017

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200028310D

Dear Mr. McGonagle:

This letter obligates $129,318 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 0 2 8 3
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
103		0		0		103

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,190	1,190	1,190
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	12		12
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units	12	12	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	22		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above	0		

Operating Fund Project Number:
MA002000283

Calculations Based on Unit Months:				
14	Limited vacancies		22	
15	**Total Unit Months**	**1,236**	**1,224**	**1,202**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			100
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$383.90	$383.90
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$398.49	$398.49
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$482,970	$487,752
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$237.33	$235.00
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$287,644	$287,640
Add-Ons			
07	Self-sufficiency	$11,584	$11,584
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$5,261	$5,261
10	Cost of independent audit	$831	$831
11	Funding for resident participation activities	$2,500	$2,500
12	Asset management fee	$4,944	$4,944
13	Information technology fee	$2,472	$2,472
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$27,592**	**$27,592**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$798,206**	**$802,984**
Part B. Formula Income			
01	PUM formula income	$281.76	$281.76
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$281.76	$281.76
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$341,493**	**$344,874**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$456,713	$458,110
02	Cost of independent audit (Same as Part A, Line 10)	$831	$831
03	Formula amount (greater of Part D, Lines 01 or 02)	**$456,713**	**$458,110**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$458,110
02	Adjustment due to availability of funds		$13,743
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$471,853

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200029010D

Dear Mr. McGonagle:

This letter obligates $101,589 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 0 2 9 0
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
105		0		2		103

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,158	1,158	1,158
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	12		12
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	42		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above	48		

Operating Fund Project Number:
MA002000290

Calculations Based on Unit Months:				
14	Limited vacancies		38	
15	**Total Unit Months**	**1,260**	**1,196**	**1,170**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			98
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$373.99	$373.99
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$388.20	$388.20
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$464,287	$464,287
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$199.66	$199.66
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$238,793	$238,793
Add-Ons			
07	Self-sufficiency	$11,432	$11,432
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$9,186	$9,186
10	Cost of independent audit	$850	$850
11	Funding for resident participation activities	$2,450	$2,450
12	Asset management fee	$5,040	$5,040
13	Information technology fee	$2,520	$2,520
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$31,478**	**$31,478**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$734,558**	**$734,558**
Part B. Formula Income			
01	PUM formula income	$310.82	$310.82
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$310.82	$310.82
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$371,741**	**$371,741**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$362,817	$362,817
02	Cost of independent audit (Same as Part A, Line 10)	$850	$850
03	Formula amount (greater of Part D, Lines 01 or 02)	**$362,817**	**$362,817**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$362,817
02	Adjustment due to availability of funds		$10,885
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$373,702

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200029510D

Dear Mr. McGonagle:

This letter obligates $152,833 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 0 2 9 5
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
116		0		0		116

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,352	1,352	1,352
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	12		12
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	28		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA002000295

Calculations Based on Unit Months:				
14	Limited vacancies		28	
15	**Total Unit Months**	**1,392**	**1,380**	**1,364**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			114
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$388.76	$388.76
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$403.53	$403.53
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$556,871	$556,871
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$265.34	$265.34
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$366,169	$366,169
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)		
10	Cost of independent audit	$5,538	$5,538
11	Funding for resident participation activities	$2,850	$2,850
12	Asset management fee	$5,568	$5,568
13	Information technology fee	$2,784	$2,784
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$16,740**	**$16,740**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$939,780**	**$939,780**
Part B. Formula Income			
01	PUM formula income	$285.47	$285.47
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$285.47	$285.47
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$393,949**	**$393,949**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$545,831	$545,831
02	Cost of independent audit (Same as Part A, Line 10)	$5,538	$5,538
03	Formula amount (greater of Part D, Lines 01 or 02)	**$545,831**	**$545,831**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$545,831
02	Adjustment due to availability of funds		$16,375
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$562,206

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200029810D

Dear Mr. McGonagle:

This letter obligates $130,670 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 0 2 9 8
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
78		0		0		78

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	893	893	893
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	12		12
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	19		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above	12		

Operating Fund Project Number:
MA002000298

Calculations Based on Unit Months:				
14	Limited vacancies		19	
15	**Total Unit Months**	**936**	**912**	**905**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			75
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$412.49	$412.49
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$428.16	$428.16
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$390,482	$390,482
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$336.87	$336.87
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$307,225	$307,225
Add-Ons			
07	Self-sufficiency	$8,717	$8,717
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)		
10	Cost of independent audit	$636	$636
11	Funding for resident participation activities	$1,875	$1,875
12	Asset management fee	$3,744	$3,744
13	Information technology fee	$1,872	$1,872
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$16,844**	**$16,844**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$714,551**	**$714,551**
Part B. Formula Income			
01	PUM formula income	$271.79	$271.79
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$271.79	$271.79
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$247,872**	**$247,872**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$466,679	$466,679
02	Cost of independent audit (Same as Part A, Line 10)	$636	$636
03	Formula amount (greater of Part D, Lines 01 or 02)	**$466,679**	**$466,679**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$466,679
02	Adjustment due to availability of funds		$14,000
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$480,679

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200029910D

Dear Mr. McGonagle:

This letter obligates $118,196 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 0 2 9 9
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
77		0		0		77

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	844	844	844
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	12		12
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	56		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above	12		

Operating Fund Project Number:
MA002000299

Calculations Based on Unit Months:				
14	Limited vacancies		28	
15	**Total Unit Months**	**924**	**872**	**856**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			71
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$412.49	$412.49
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$428.16	$428.16
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$373,356	$373,356
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$324.95	$324.95
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$283,356	$283,356
Add-Ons			
07	Self-sufficiency	$8,335	$8,335
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)		
10	Cost of independent audit	$636	$636
11	Funding for resident participation activities	$1,775	$1,775
12	Asset management fee	$3,696	$3,696
13	Information technology fee	$1,848	$1,848
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$16,290**	**$16,290**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$673,002**	**$673,002**
Part B. Formula Income			
01	PUM formula income	$287.70	$287.70
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$287.70	$287.70
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$250,874**	**$250,874**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$422,128	$422,128
02	Cost of independent audit (Same as Part A, Line 10)	$636	$636
03	Formula amount (greater of Part D, Lines 01 or 02)	**$422,128**	**$422,128**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$422,128
02	Adjustment due to availability of funds		$12,664
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$434,792

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200211310D

Dear Mr. McGonagle:

This letter obligates $247,944 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 2 1 1 3
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
184		0		0		184

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	2,164	2,164	2,164
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	44		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA002002113

Calculations Based on Unit Months:				
14	Limited vacancies		44	
15	**Total Unit Months**	**2,208**	**2,208**	**2,164**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			180
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$499.35	$499.35
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$518.33	$518.33
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$1,144,473	$1,144,473
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$194.92	$194.92
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$430,383	$430,383
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$29,143	$29,114
10	Cost of independent audit	$3,555	$3,555
11	Funding for resident participation activities	$4,500	$4,500
12	Asset management fee	$8,832	$8,832
13	Information technology fee	$4,416	$4,416
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$50,446**	**$50,417**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$1,625,302**	**$1,625,273**
Part B. Formula Income			
01	PUM formula income	$335.00	$335.00
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$335.00	$335.00
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$739,680**	**$739,680**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$885,622	$885,593
02	Cost of independent audit (Same as Part A, Line 10)	$3,555	$3,555
03	Formula amount (greater of Part D, Lines 01 or 02)	**$885,622**	**$885,593**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$885,593
02	Adjustment due to availability of funds		$26,568
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$912,161

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200211410D

Dear Mr. McGonagle:

This letter obligates $351,200 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 2 1 1 4
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
259		0		0		259

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	3,102	3,102	3,102
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	6		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA002002114

Calculations Based on Unit Months:				
14	Limited vacancies		6	
15	**Total Unit Months**	**3,108**	**3,108**	**3,102**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			259
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$456.11	$456.11
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$473.44	$473.44
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$1,471,452	$1,471,452
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$266.54	$266.54
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$828,406	$828,406
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$52,535	$52,535
10	Cost of independent audit	$5,004	$5,004
11	Funding for resident participation activities	$6,475	$6,475
12	Asset management fee	$12,432	$12,432
13	Information technology fee	$6,216	$6,216
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$82,662**	**$82,662**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$2,382,520**	**$2,382,520**
Part B. Formula Income			
01	PUM formula income	$363.01	$363.01
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$363.01	$363.01
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$1,128,235**	**$1,128,235**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$1,254,285	$1,254,285
02	Cost of independent audit (Same as Part A, Line 10)	$5,004	$5,004
03	Formula amount (greater of Part D, Lines 01 or 02)	**$1,254,285**	**$1,254,285**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$1,254,285
02	Adjustment due to availability of funds		$37,629
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$1,291,914

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200211510D

Dear Mr. McGonagle:

This letter obligates $96,487 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 2 1 1 5
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
98		0		0		98

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,144	1,144	1,144
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	32		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA002002115

Calculations Based on Unit Months:				
14	Limited vacancies		32	
15	**Total Unit Months**	**1,176**	**1,176**	**1,144**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			95
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$471.56	$471.56
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$489.48	$489.48
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$575,628	$575,628
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$145.07	$145.07
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$170,602	$170,602
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$28,994	$28,994
10	Cost of independent audit	$1,893	$1,893
11	Funding for resident participation activities	$2,375	$2,375
12	Asset management fee	$4,704	$4,704
13	Information technology fee	$2,352	$2,352
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$40,318**	**$40,318**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$786,548**	**$786,548**
Part B. Formula Income			
01	PUM formula income	$375.81	$375.81
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$375.81	$375.81
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$441,953**	**$441,953**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$344,595	$344,595
02	Cost of independent audit (Same as Part A, Line 10)	$1,893	$1,893
03	Formula amount (greater of Part D, Lines 01 or 02)	**$344,595**	**$344,595**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$344,595
02	Adjustment due to availability of funds		$10,338
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$354,933

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200211610D

Dear Mr. McGonagle:

This letter obligates $64,085 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 2 1 1 6
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
66		0		0		66

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	753	753	753
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	39		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA002002116

Calculations Based on Unit Months:				
14	Limited vacancies		24	
15	**Total Unit Months**	**792**	**777**	**753**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			63
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$489.50	$489.50
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$508.10	$508.10
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$394,794	$394,794
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$212.62	$212.62
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$165,206	$165,206
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)		
10	Cost of independent audit	$1,251	$1,251
11	Funding for resident participation activities	$1,575	$1,575
12	Asset management fee	$3,168	$3,168
13	Information technology fee	$1,584	$1,584
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$7,578**	**$7,578**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$567,578**	**$567,578**
Part B. Formula Income			
01	PUM formula income	$435.91	$435.91
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$435.91	$435.91
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$338,702**	**$338,702**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$228,876	$228,876
02	Cost of independent audit (Same as Part A, Line 10)	$1,251	$1,251
03	Formula amount (greater of Part D, Lines 01 or 02)	**$228,876**	**$228,876**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$228,876
02	Adjustment due to availability of funds		$6,866
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$235,742

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200211710D

Dear Mr. McGonagle:

This letter obligates $175,127 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 2 1 1 7
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
114		0		0		114

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,366	1,366	1,366
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	2		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA002002117

Calculations Based on Unit Months:				
14	Limited vacancies		2	
15	**Total Unit Months**	**1,368**	**1,368**	**1,366**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			114
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$538.41	$538.41
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$558.87	$558.87
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$764,534	$764,534
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$274.41	$274.41
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$375,393	$375,393
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$32,106	$32,106
10	Cost of independent audit	$2,202	$2,202
11	Funding for resident participation activities	$2,850	$2,850
12	Asset management fee	$5,472	$5,472
13	Information technology fee	$2,736	$2,736
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$45,366**	**$45,366**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$1,185,293**	**$1,185,293**
Part B. Formula Income			
01	PUM formula income	$409.24	$409.24
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$409.24	$409.24
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$559,840**	**$559,840**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$625,453	$625,453
02	Cost of independent audit (Same as Part A, Line 10)	$2,202	$2,202
03	Formula amount (greater of Part D, Lines 01 or 02)	**$625,453**	**$625,453**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$625,453
02	Adjustment due to availability of funds		$18,764
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$644,217

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200211810D

Dear Mr. McGonagle:

This letter obligates $84,326 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 2 1 1 8
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
72		0		0		72

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	861	861	861
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	3		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA002002118

Calculations Based on Unit Months:				
14	Limited vacancies		3	
15	**Total Unit Months**	**864**	**864**	**861**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			72
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$538.41	$538.41
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$558.87	$558.87
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$482,864	$482,864
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$257.01	$257.01
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$222,057	$222,057
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$21,949	$21,949
10	Cost of independent audit	$1,391	$1,391
11	Funding for resident participation activities	$1,800	$1,800
12	Asset management fee	$3,456	$3,456
13	Information technology fee	$1,728	$1,728
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$30,324**	**$30,324**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$735,245**	**$735,245**
Part B. Formula Income			
01	PUM formula income	$502.41	$502.41
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$502.41	$502.41
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$434,082**	**$434,082**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$301,163	$301,163
02	Cost of independent audit (Same as Part A, Line 10)	$1,391	$1,391
03	Formula amount (greater of Part D, Lines 01 or 02)	**$301,163**	**$301,163**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$301,163
02	Adjustment due to availability of funds		$9,035
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$310,198

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200211910D

Dear Mr. McGonagle:

This letter obligates $35,917 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 2 1 1 9
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
34		0		0		34

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	381	381	381
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	27		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA002002119

Calculations Based on Unit Months:				
14	Limited vacancies		12	
15	**Total Unit Months**	**408**	**393**	**381**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			32
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$388.88	$388.88
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$403.66	$403.66
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$158,638	$158,638
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$152.00	$152.00
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$59,736	$59,736
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$6,519	$6,517
10	Cost of independent audit	$633	$633
11	Funding for resident participation activities	$800	$800
12	Asset management fee	$1,632	$1,632
13	Information technology fee	$816	$816
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$10,400**	**$10,398**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$228,774**	**$228,772**
Part B. Formula Income			
01	PUM formula income	$255.70	$255.70
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$255.70	$255.70
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$100,490**	**$100,490**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$128,284	$128,282
02	Cost of independent audit (Same as Part A, Line 10)	$633	$633
03	Formula amount (greater of Part D, Lines 01 or 02)	**$128,284**	**$128,282**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$128,282
02	Adjustment due to availability of funds		$3,848
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$132,130

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200212110D

Dear Mr. McGonagle:

This letter obligates $125,447 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 2 1 2 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
116		0		0		116

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,382	1,382	1,382
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	10		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA002002121

Calculations Based on Unit Months:				
14	Limited vacancies		10	
15	**Total Unit Months**	**1,392**	**1,392**	**1,382**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			115
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$459.68	$459.68
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$477.15	$477.15
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$664,193	$664,193
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$185.25	$185.25
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$257,868	$257,868
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$28,678	$28,678
10	Cost of independent audit	$2,241	$2,241
11	Funding for resident participation activities	$2,875	$2,875
12	Asset management fee	$5,568	$5,568
13	Information technology fee	$2,784	$2,784
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$42,146**	**$42,146**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$964,207**	**$964,207**
Part B. Formula Income			
01	PUM formula income	$370.82	$370.82
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$370.82	$370.82
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$516,181**	**$516,181**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$448,026	$448,026
02	Cost of independent audit (Same as Part A, Line 10)	$2,241	$2,241
03	Formula amount (greater of Part D, Lines 01 or 02)	**$448,026**	**$448,026**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$448,026
02	Adjustment due to availability of funds		$13,441
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$461,467

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200212210D

Dear Mr. McGonagle:

This letter obligates $76,953 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 2 1 2 2
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
61		0		0		61

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	728	728	728
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	4		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA002002122

Calculations Based on Unit Months:				
14	Limited vacancies		4	
15	**Total Unit Months**	**732**	**732**	**728**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			61
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$453.04	$453.04
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$470.26	$470.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$344,230	$344,230
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$204.59	$204.59
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$149,760	$149,760
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$11,567	$11,567
10	Cost of independent audit	$1,179	$1,179
11	Funding for resident participation activities	$1,525	$1,525
12	Asset management fee	$2,928	$2,928
13	Information technology fee	$1,464	$1,464
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$18,663**	**$18,663**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$512,653**	**$512,653**
Part B. Formula Income			
01	PUM formula income	$324.89	$324.89
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$324.89	$324.89
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$237,819**	**$237,819**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$274,834	$274,834
02	Cost of independent audit (Same as Part A, Line 10)	$1,179	$1,179
03	Formula amount (greater of Part D, Lines 01 or 02)	**$274,834**	**$274,834**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$274,834
02	Adjustment due to availability of funds		$8,245
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$283,079

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200212310D

Dear Mr. McGonagle:

This letter obligates $73,127 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 2 1 2 3
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
71		0		0		71

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	852	852	852
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above			
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA002002123

Calculations Based on Unit Months:				
14	Limited vacancies			
15	**Total Unit Months**	**852**	**852**	**852**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			71
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$534.68	$534.68
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$555.00	$555.00
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$472,860	$472,860
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$211.31	$211.31
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$180,036	$180,036
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$22,784	$22,794
10	Cost of independent audit	$1,372	$1,372
11	Funding for resident participation activities	$1,775	$1,775
12	Asset management fee	$3,408	$3,408
13	Information technology fee	$1,704	$1,704
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$31,043**	**$31,053**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$683,939**	**$683,949**
Part B. Formula Income			
01	PUM formula income	$496.25	$496.25
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$496.25	$496.25
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$422,805**	**$422,805**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$261,134	$261,144
02	Cost of independent audit (Same as Part A, Line 10)	$1,372	$1,372
03	Formula amount (greater of Part D, Lines 01 or 02)	**$261,134**	**$261,144**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$261,144
02	Adjustment due to availability of funds		$7,834
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$268,978

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200212410D

Dear Mr. McGonagle:

This letter obligates $77,754 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 2 1 2 4
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
57		0		0		57

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	683	683	683
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	1		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA002002124

Calculations Based on Unit Months:				
14	Limited vacancies		1	
15	**Total Unit Months**	**684**	**684**	**683**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			57
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$538.41	$538.41
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$558.87	$558.87
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$382,267	$382,267
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$227.73	$227.73
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$155,767	$155,767
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$13,022	$13,022
10	Cost of independent audit	$1,101	$1,101
11	Funding for resident participation activities	$1,425	$1,425
12	Asset management fee	$2,736	$2,736
13	Information technology fee	$1,368	$1,368
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$19,652**	**$19,652**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$557,686**	**$557,686**
Part B. Formula Income			
01	PUM formula income	$409.35	$409.35
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$409.35	$409.35
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$279,995**	**$279,995**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$277,691	$277,691
02	Cost of independent audit (Same as Part A, Line 10)	$1,101	$1,101
03	Formula amount (greater of Part D, Lines 01 or 02)	**$277,691**	**$277,691**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$277,691
02	Adjustment due to availability of funds		$8,331
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$286,022

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200213010D

Dear Mr. McGonagle:

This letter obligates $77,635 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 2 1 3 0
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
67		0		0		67

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	802	802	802
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	2		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA002002130

Calculations Based on Unit Months:				
14	Limited vacancies		2	
15	**Total Unit Months**	**804**	**804**	**802**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			67
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$434.47	$434.47
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$450.98	$450.98
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$362,588	$362,588
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$181.93	$181.93
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$146,272	$146,272
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)		
10	Cost of independent audit	$1,294	$1,294
11	Funding for resident participation activities	$1,675	$1,675
12	Asset management fee	$3,216	$3,216
13	Information technology fee	$1,608	$1,608
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$7,793**	**$7,793**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$516,653**	**$516,653**
Part B. Formula Income			
01	PUM formula income	$297.74	$297.74
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$297.74	$297.74
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$239,383**	**$239,383**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$277,270	$277,270
02	Cost of independent audit (Same as Part A, Line 10)	$1,294	$1,294
03	Formula amount (greater of Part D, Lines 01 or 02)	**$277,270**	**$277,270**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$277,270
02	Adjustment due to availability of funds		$8,318
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$285,588

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200213110D

Dear Mr. McGonagle:

This letter obligates $35,109 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 2 1 3 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
18		0		0		18

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	214	214	214
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	2		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA002002131

Calculations Based on Unit Months:				
14	Limited vacancies		2	
15	**Total Unit Months**	**216**	**216**	**214**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			18
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$540.00	$540.00
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$560.52	$560.52
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$121,072	$121,072
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$285.04	$285.04
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$61,569	$61,569
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)		
10	Cost of independent audit	$348	$348
11	Funding for resident participation activities	$450	$450
12	Asset management fee	$864	$864
13	Information technology fee	$432	$432
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$2,094**	**$2,094**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$184,735**	**$184,735**
Part B. Formula Income			
01	PUM formula income	$274.76	$274.76
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$274.76	$274.76
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$59,348**	**$59,348**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$125,387	$125,387
02	Cost of independent audit (Same as Part A, Line 10)	$348	$348
03	Formula amount (greater of Part D, Lines 01 or 02)	**$125,387**	**$125,387**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$125,387
02	Adjustment due to availability of funds		$3,762
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$129,149

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200213210D

Dear Mr. McGonagle:

This letter obligates $67,489 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 2 1 3 2
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
0						0

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease			
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	624	624	624
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above			
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA002002132

Calculations Based on Unit Months:				
14	Limited vacancies			
15	**Total Unit Months**	**624**	**624**	**624**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			52
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$474.06	$474.06
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$492.07	$492.07
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$307,052	$307,052
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$181.94	$181.93
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$113,531	$113,524
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)		
10	Cost of independent audit		
11	Funding for resident participation activities	$1,300	$1,300
12	Asset management fee	$2,496	$2,496
13	Information technology fee	$1,248	$1,248
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$5,044**	**$5,044**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$425,627**	**$425,620**
Part B. Formula Income			
01	PUM formula income	$288.85	$288.85
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$288.85	$288.85
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$180,242**	**$180,242**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$245,385	$245,378
02	Cost of independent audit (Same as Part A, Line 10)		
03	Formula amount (greater of Part D, Lines 01 or 02)	**$245,385**	**$245,378**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$245,378
02	Adjustment due to availability of funds		$7,361
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$252,739

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200213310D

Dear Mr. McGonagle:

This letter obligates $57,919 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 2 1 3 3
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
						0

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease			
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	240	240	240
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy	60	60	60
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above			
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA002002133

Calculations Based on Unit Months:				
14	Limited vacancies			
15	**Total Unit Months**	**300**	**300**	**300**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			25
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$538.41	$538.41
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$558.87	$558.87
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$167,661	$167,661
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$285.04	$285.04
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$85,512	$85,512
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)		
10	Cost of independent audit		
11	Funding for resident participation activities	$625	$625
12	Asset management fee	$1,200	$1,200
13	Information technology fee	$600	$600
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$2,425**	**$2,425**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$255,598**	**$255,598**
Part B. Formula Income			
01	PUM formula income	$244.23	$244.23
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$244.23	$244.23
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$73,269**	**$73,269**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$182,329	$182,329
02	Cost of independent audit (Same as Part A, Line 10)		
03	Formula amount (greater of Part D, Lines 01 or 02)	**$182,329**	**$182,329**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$182,329
02	Adjustment due to availability of funds		$5,470
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$187,799

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200213410D

Dear Mr. McGonagle:

This letter obligates $60,723 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 2 1 3 4
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
0		0		0		0

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease			
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	127	127	127
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above			
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA002002134

Calculations Based on Unit Months:				
14	Limited vacancies			
15	**Total Unit Months**	**127**	**127**	**127**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			11
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$521.30	$521.30
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$541.11	$541.11
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$68,721	$68,721
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$285.07	$285.06
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$36,204	$36,203
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)		
10	Cost of independent audit		
11	Funding for resident participation activities	$275	$275
12	Asset management fee	$508	$508
13	Information technology fee	$254	$254
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$1,037**	**$1,037**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$105,962**	**$105,961**
Part B. Formula Income			
01	PUM formula income	$370.13	$370.13
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$370.13	$370.13
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$47,007**	**$47,007**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$58,955	$58,954
02	Cost of independent audit (Same as Part A, Line 10)		
03	Formula amount (greater of Part D, Lines 01 or 02)	**$58,955**	**$58,954**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$58,954
02	Adjustment due to availability of funds		$1,769
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$60,723

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00200213510D

Dear Mr. McGonagle:

This letter obligates $51,628 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 0 0 2 1 3 5
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
0		0		0		0

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease			
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	171	171	171
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above			
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA002002135

Calculations Based on Unit Months:				
14	Limited vacancies			
15	**Total Unit Months**	**171**	**171**	**171**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			14
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$382.29	$382.29
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$396.82	$396.82
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$67,856	$67,856
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$181.94	$181.93
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$31,112	$31,110
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)		
10	Cost of independent audit		
11	Funding for resident participation activities	$350	$350
12	Asset management fee	$684	$684
13	Information technology fee	$342	$342
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$1,376**	**$1,376**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$100,344**	**$100,342**
Part B. Formula Income			
01	PUM formula income	$293.67	$293.67
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$293.67	$293.67
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$50,218**	**$50,218**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$50,126	$50,124
02	Cost of independent audit (Same as Part A, Line 10)		
03	Formula amount (greater of Part D, Lines 01 or 02)	**$50,126**	**$50,124**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$50,124
02	Adjustment due to availability of funds		$1,504
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$51,628

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. William McGonagle
Executive Director
Boston Housing Authority
52 Chauncy Street
Boston, MA 02111-2325

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00210711910D

Dear Mr. McGonagle:

This letter obligates $1,590,917 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Boston Housing Authority 52 Chauncy Street Boston, MA 02111		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY361	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 2 1 0 7 1 1 9
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
110712671	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
788		0		0		788

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	9,059	9,059	9,059
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	0		0
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	0	0	0
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy	0	0	0
Vacant Unit Months				
05	Units undergoing modernization	0	0	
06	Special use units	48	48	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		0	
07	Units vacant due to litigation	0	0	
08	Units vacant due to disasters	0	0	
09	Units vacant due to casualty losses	16	16	
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	225		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above	108		

Operating Fund Project Number:
MA002107119

Calculations Based on Unit Months:				
14	Limited vacancies		225	
15	**Total Unit Months**	**9,456**	**9,348**	**9,059**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			755
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$523.24	$523.24
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$543.12	$543.12
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$5,077,086	$5,077,086
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$437.85	$437.80
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$4,093,022	$4,092,554
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)		
10	Cost of independent audit	$10,000	$10,000
11	Funding for resident participation activities	$18,875	$18,875
12	Asset management fee	$37,824	$37,824
13	Information technology fee	$18,912	$18,912
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$85,611**	**$85,611**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$9,255,719**	**$9,255,251**
Part B. Formula Income			
01	PUM formula income	$382.13	$382.13
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$382.13	$382.13
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$3,572,151**	**$3,572,151**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$5,683,568	$5,683,100
02	Cost of independent audit (Same as Part A, Line 10)	$10,000	$10,000
03	Formula amount (greater of Part D, Lines 01 or 02)	**$5,683,568**	**$5,683,100**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$5,683,100
02	Adjustment due to availability of funds		$170,493
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$5,853,593

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA003000301	$ 9,666,411	$ 9,956,403	$ 7,216,610	$ -	$ 7,216,610	$ 2,739,793	$ 2,739,793	
	Total	**$ 9,666,411**	**$ 9,956,403**	**$ 7,216,610**	**$ -**	**$ 7,216,610**	**$ 2,739,793**	**$ 2,739,793**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Gregory Russ
Executive Director
Cambridge Housing Authority
675 Massachusetts Avenue
Cambridge, MA 02139-3309

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00300030110D

Dear Mr. Russ:

This letter obligates $2,739,793 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Cambridge Housing Authority 675 Massachusetts Avenue Cambridge, MA 02139		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY-422	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 3 0 0 0 3 0 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
073799215	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
1,905		0		0		1,905

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	0	0	0
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above			
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA003000301

Calculations Based on Unit Months:				
14	Limited vacancies			
15	**Total Unit Months**	**0**	**0**	**0**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			0
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$0.00	$0.00
02	Inflation factor	0.00000	0.00000
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$0.00	$0.00
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$0	$0
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$0.00	$0.00
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$0	$0
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)		
10	Cost of independent audit		
11	Funding for resident participation activities	$0	$0
12	Asset management fee	$0	$0
13	Information technology fee	$0	$0
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$0**	**$0**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$0**	**$0**
Part B. Formula Income			
01	PUM formula income		
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$0.00	$0.00
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$0**	**$0**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)	$9,666,411	$9,666,411
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$9,666,411**	**$9,666,411**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$9,666,411	$9,666,411
02	Cost of independent audit (Same as Part A, Line 10)		
03	Formula amount (greater of Part D, Lines 01 or 02)	**$9,666,411**	**$9,666,411**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$9,666,411
02	Adjustment due to availability of funds		$289,992
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$9,956,403

CY 2010 Operating Subsidy Documents
MA005 - Holyoke Housing Authority

9/30/2010

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA005000001	$ 1,510,002	$ 1,555,302	$ 1,148,102	$ -	$ 1,148,102	$ 407,200	$ 407,200	
2	MA005000002	$ 1,501,628	$ 1,546,677	$ 1,150,778	$ -	$ 1,150,778	$ 395,899	$ 395,899	
3	MA005000003	$ 243,446	$ 250,749	$ 191,708	$ -	$ 191,708	$ 59,041	$ 59,041	
4	MA005000004	$ 218,570	$ 225,127	$ 171,992	$ -	$ 171,992	$ 53,135	$ 53,135	
	Total	**$ 3,473,646**	**$ 3,577,855**	**$ 2,662,580**	**$ -**	**$ 2,662,580**	**$ 915,275**	**$ 915,275**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Ms. Rosalie Deane
Executive Director
Holyoke Housing Authority
475 Maple Street
Holyoke, MA 01040-3775

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00500000110D

Dear Ms. Deane:

This letter obligates $407,200 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Holyoke Housing Authority 475 Maple Street Holyoke, MA 01040		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY 363	☑ 12/31 ☐ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 5 0 0 0 0 0 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
087445904	101	BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
283						283

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	3,366	3,366	3,366
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses	12	12	
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	18		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA005000001

Calculations Based on Unit Months:				
14	Limited vacancies		18	
15	**Total Unit Months**	**3,396**	**3,396**	**3,366**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			281
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$406.14	$406.14
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$421.57	$421.57
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$1,431,652	$1,431,652
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$222.14	$222.14
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$754,387	$754,387
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$7,025	$0
10	Cost of independent audit	$2,170	$2,170
11	Funding for resident participation activities	$7,025	$7,025
12	Asset management fee	$13,584	$13,584
13	Information technology fee	$6,792	$6,792
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$36,596**	**$29,571**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$2,222,635**	**$2,215,610**
Part B. Formula Income			
01	PUM formula income	$203.72	$203.72
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$203.72	$203.72
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$691,833**	**$691,833**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		($13,775)
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**($13,775)**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$1,530,802	$1,510,002
02	Cost of independent audit (Same as Part A, Line 10)	$2,170	$2,170
03	Formula amount (greater of Part D, Lines 01 or 02)	**$1,530,802**	**$1,510,002**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$1,510,002
02	Adjustment due to availability of funds		$45,300
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$1,555,302

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Ms. Rosalie Deane
Executive Director
Holyoke Housing Authority
475 Maple Street
Holyoke, MA 01040-3775

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00500000210D

Dear Ms. Deane:

This letter obligates $395,899 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Holyoke Housing Authority 475 Maple Street Holyoke, MA 01040		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY 363	☑ 12/31 ☐ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 5 0 0 0 0 0 2
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
087445904	101	BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
321						321

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	3,802	3,802	3,802
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization	13	13	
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses	6	6	
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	31		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA005000002

Calculations Based on Unit Months:				
14	Limited vacancies		31	
15	**Total Unit Months**	**3,852**	**3,852**	**3,802**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			317
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$401.61	$401.61
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$416.87	$416.87
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$1,605,783	$1,605,783
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$218.62	$218.62
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$842,124	$842,124
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$15,210	$15,210
10	Cost of independent audit	$2,446	$2,446
11	Funding for resident participation activities	$7,925	$7,925
12	Asset management fee	$15,408	$15,408
13	Information technology fee	$7,704	$7,704
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$48,693**	**$48,693**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$2,496,600**	**$2,496,600**
Part B. Formula Income			
01	PUM formula income	$249.80	$249.80
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$249.80	$249.80
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$962,230**	**$962,230**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		($32,742)
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**($32,742)**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$1,534,370	$1,501,628
02	Cost of independent audit (Same as Part A, Line 10)	$2,446	$2,446
03	Formula amount (greater of Part D, Lines 01 or 02)	**$1,534,370**	**$1,501,628**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$1,501,628
02	Adjustment due to availability of funds		$45,049
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$1,546,677

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Ms. Rosalie Deane
Executive Director
Holyoke Housing Authority
475 Maple Street
Holyoke, MA 01040-3775

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00500000310D

Dear Ms. Deane:

This letter obligates $59,041 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Holyoke Housing Authority 475 Maple Street Holyoke, MA 01040		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY 363	☑ 12/31 ☐ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 5 0 0 0 0 0 3
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
087445904	101	BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
50						50

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	599	599	599
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	1		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA005000003

Calculations Based on Unit Months:				
14	Limited vacancies		1	
15	**Total Unit Months**	**600**	**600**	**599**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			50
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$494.17	$494.17
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$512.95	$512.95
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$307,770	$307,770
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$210.60	$210.60
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$126,360	$126,360
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)		
10	Cost of independent audit	$12,165	$0
11	Funding for resident participation activities	$1,250	$1,250
12	Asset management fee	$2,400	$2,400
13	Information technology fee	$1,200	$1,200
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$17,015**	**$4,850**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$451,145**	**$438,980**
Part B. Formula Income			
01	PUM formula income	$325.89	$325.89
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$325.89	$325.89
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$195,534**	**$195,534**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$255,611	$243,446
02	Cost of independent audit (Same as Part A, Line 10)	$12,165	$0
03	Formula amount (greater of Part D, Lines 01 or 02)	**$255,611**	**$243,446**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$243,446
02	Adjustment due to availability of funds		$7,303
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$250,749

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Ms. Rosalie Deane
Executive Director
Holyoke Housing Authority
475 Maple Street
Holyoke, MA 01040-3775

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00500000410D

Dear Ms. Deane:

This letter obligates $53,135 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Holyoke Housing Authority 475 Maple Street Holyoke, MA 01040		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY 363	☑ 12/31 ☐ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 5 0 0 0 0 0 4
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
087445904	101	BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
50						50

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	595	595	595
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	5		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA005000004

Calculations Based on Unit Months:				
14	Limited vacancies		5	
15	**Total Unit Months**	**600**	**600**	**595**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			50
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$420.42	$420.42
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$436.40	$436.40
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$261,840	$261,840
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$206.39	$211.11
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$123,834	$126,666
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)		
10	Cost of independent audit	$13,585	$0
11	Funding for resident participation activities	$1,250	$1,250
12	Asset management fee	$2,400	$2,400
13	Information technology fee	$1,200	$1,200
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$18,435**	**$4,850**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$404,109**	**$393,356**
Part B. Formula Income			
01	PUM formula income	$291.31	$291.31
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$291.31	$291.31
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$174,786**	**$174,786**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$229,323	$218,570
02	Cost of independent audit (Same as Part A, Line 10)	$13,585	$0
03	Formula amount (greater of Part D, Lines 01 or 02)	**$229,323**	**$218,570**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$218,570
02	Adjustment due to availability of funds		$6,557
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$225,127

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA006000001	$ 1,738,112	$ 1,790,255	$ 1,303,584	$ -	$ 1,303,584	$ 486,671	$ 486,671	
2	MA006000002	$ 662,316	$ 682,185	$ 496,737	$ -	$ 496,737	$ 185,448	$ 185,448	
3	MA006000003	$ 1,011,191	$ 1,041,527	$ 758,393	$ -	$ 758,393	$ 283,134	$ 283,134	
4	MA006000004	$ 1,012,308	$ 1,042,677	$ 753,096	$ -	$ 753,096	$ 289,581	$ 289,581	
5	MA006000005	$ 625,962	$ 644,741	$ 478,760	$ -	$ 478,760	$ 165,981	$ 165,981	
6	MA006000006	$ 735,447	$ 757,510	$ 551,585	$ -	$ 551,585	$ 205,925	$ 205,925	
7	MA006000007	$ 610,293	$ 628,602	$ 454,968	$ -	$ 454,968	$ 173,634	$ 173,634	
	Total	**$ 6,395,629**	**$ 6,587,497**	**$ 4,797,123**	**$ -**	**$ 4,797,123**	**$ 1,790,374**	**$ 1,790,374**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Thomas J. Collins
Executive Director
Fall River Housing Authority
85 Morgan Street
PO Box 989
Fall River, MA 02722-0989

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies, LOCCS/PAS Project No. MA00600000110D

Dear Mr. Collins:

This letter obligates $486,671 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Fall River Housing Authority 85 Morgan Street Fall River, MA 02722		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY340	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 6 0 0 0 0 0 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
780967709	101	BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
355		0		0		355

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	4,160	4,160	4,160
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	0		0
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	0	0	0
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy	0	0	0
Vacant Unit Months				
05	Units undergoing modernization	0	0	
06	Special use units	0	0	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		0	
07	Units vacant due to litigation	0	0	
08	Units vacant due to disasters	0	0	
09	Units vacant due to casualty losses	0	0	
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	100		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

Operating Fund Project Number:
MA006000001

Calculations Based on Unit Months:				
14	Limited vacancies		100	
15	**Total Unit Months**	**4,260**	**4,260**	**4,160**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			347
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee		0	

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$415.47	$415.47
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$431.26	$431.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$1,837,168	$1,837,168
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$224.89	$224.89
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$958,031	$958,031
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$12,230	$12,230
10	Cost of independent audit	$1,151	$1,151
11	Funding for resident participation activities	$8,675	$8,675
12	Asset management fee	$17,040	$17,040
13	Information technology fee	$8,520	$8,520
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$47,616**	**$47,616**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$2,842,815**	**$2,842,815**
Part B. Formula Income			
01	PUM formula income	$259.32	$259.32
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$259.32	$259.32
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$1,104,703**	**$1,104,703**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$1,738,112	$1,738,112
02	Cost of independent audit (Same as Part A, Line 10)	$1,151	$1,151
03	Formula amount (greater of Part D, Lines 01 or 02)	**$1,738,112**	**$1,738,112**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$1,738,112
02	Adjustment due to availability of funds		$52,143
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$1,790,255

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Thomas J. Collins
Executive Director
Fall River Housing Authority
85 Morgan Street
PO Box 989
Fall River, MA 02722-0989

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies, LOCCS/PAS Project No. MA00600000210D

Dear Mr. Collins:

This letter obligates $185,448 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Fall River Housing Authority 85 Morgan Street Fall River, MA 02722		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY340	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 6 0 0 0 0 0 2
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
780967709	101	BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
127		0		0		127

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,464	1,464	1,464
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	0		0
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	0	0	0
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy	0	0	0
Vacant Unit Months				
05	Units undergoing modernization	1	1	
06	Special use units	0	0	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		0	
07	Units vacant due to litigation	0	0	
08	Units vacant due to disasters	0	0	
09	Units vacant due to casualty losses	0	0	
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	59		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

Operating Fund Project Number:
MA006000002

Calculations Based on Unit Months:				
14	Limited vacancies		46	
15	**Total Unit Months**	**1,524**	**1,511**	**1,464**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			122
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee		0	

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$423.43	$423.43
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$439.52	$439.52
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$664,115	$664,115
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$226.92	$226.92
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$342,876	$342,876
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$4,012	$4,012
10	Cost of independent audit	$384	$384
11	Funding for resident participation activities	$3,050	$3,050
12	Asset management fee	$6,096	$6,096
13	Information technology fee	$3,048	$3,048
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$16,590**	**$16,590**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$1,023,581**	**$1,023,581**
Part B. Formula Income			
01	PUM formula income	$239.09	$239.09
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$239.09	$239.09
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$361,265**	**$361,265**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$662,316	$662,316
02	Cost of independent audit (Same as Part A, Line 10)	$384	$384
03	Formula amount (greater of Part D, Lines 01 or 02)	**$662,316**	**$662,316**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$662,316
02	Adjustment due to availability of funds		$19,869
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$682,185

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Thomas J. Collins
Executive Director
Fall River Housing Authority
85 Morgan Street
PO Box 989
Fall River, MA 02722-0989

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies, LOCCS/PAS Project No. MA00600000310D

Dear Mr. Collins:

This letter obligates $283,134 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Fall River Housing Authority 85 Morgan Street Fall River, MA 02722		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY340	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 6 0 0 0 0 0 3
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
780967709	101	BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
224		0		0		224

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	2,619	2,619	2,619
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	0		0
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	0	0	0
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy	0	0	0
Vacant Unit Months				
05	Units undergoing modernization	1	1	
06	Special use units	0	0	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		0	
07	Units vacant due to litigation	0	0	
08	Units vacant due to disasters	0	0	
09	Units vacant due to casualty losses	0	0	
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	68		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

Operating Fund Project Number:
MA006000003

Calculations Based on Unit Months:				
14	Limited vacancies		68	
15	**Total Unit Months**	**2,688**	**2,688**	**2,619**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			218
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee		0	

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$424.15	$424.15
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$440.27	$440.27
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$1,183,446	$1,183,446
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$238.36	$238.36
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$640,712	$640,712
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$14,930	$14,930
10	Cost of independent audit	$713	$713
11	Funding for resident participation activities	$5,450	$5,450
12	Asset management fee	$10,752	$10,752
13	Information technology fee	$5,376	$5,376
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$37,221**	**$37,221**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$1,861,379**	**$1,861,379**
Part B. Formula Income			
01	PUM formula income	$316.29	$316.29
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$316.29	$316.29
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$850,188**	**$850,188**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$1,011,191	$1,011,191
02	Cost of independent audit (Same as Part A, Line 10)	$713	$713
03	Formula amount (greater of Part D, Lines 01 or 02)	**$1,011,191**	**$1,011,191**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$1,011,191
02	Adjustment due to availability of funds		$30,336
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$1,041,527

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Thomas J. Collins
Executive Director
Fall River Housing Authority
85 Morgan Street
PO Box 989
Fall River, MA 02722-0989

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies, LOCCS/PAS Project No. MA00600000410D

Dear Mr. Collins:

This letter obligates $289,581 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Fall River Housing Authority 85 Morgan Street Fall River, MA 02722		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY340	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 6 0 0 0 0 0 4
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
780967709	101	BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
156		0		0		156

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,829	1,829	1,829
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	0		0
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	0	0	0
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy	0	0	0
Vacant Unit Months				
05	Units undergoing modernization	25	25	
06	Special use units	0	0	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		0	
07	Units vacant due to litigation	0	0	
08	Units vacant due to disasters	0	0	
09	Units vacant due to casualty losses	0	0	
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	18		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

Operating Fund Project Number:
MA006000004

Calculations Based on Unit Months:				
14	Limited vacancies		18	
15	**Total Unit Months**	**1,872**	**1,872**	**1,829**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			152
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee		0	

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$502.90	$502.90
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$522.01	$522.01
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$977,203	$977,203
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$341.76	$346.13
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$639,775	$647,955
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$0	$0
10	Cost of independent audit	$548	$548
11	Funding for resident participation activities	$3,800	$3,800
12	Asset management fee	$7,488	$7,488
13	Information technology fee	$3,744	$3,744
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$15,580**	**$15,580**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$1,632,558**	**$1,640,738**
Part B. Formula Income			
01	PUM formula income	$335.70	$335.70
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$335.70	$335.70
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$628,430**	**$628,430**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$1,004,128	$1,012,308
02	Cost of independent audit (Same as Part A, Line 10)	$548	$548
03	Formula amount (greater of Part D, Lines 01 or 02)	**$1,004,128**	**$1,012,308**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$1,012,308
02	Adjustment due to availability of funds		$30,369
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$1,042,677

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Thomas J. Collins
Executive Director
Fall River Housing Authority
85 Morgan Street
PO Box 989
Fall River, MA 02722-0989

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies, LOCCS/PAS Project No. MA00600000510D

Dear Mr. Collins:

This letter obligates $165,981 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Fall River Housing Authority 85 Morgan Street Fall River, MA 02722		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY340	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 6 0 0 0 0 0 5
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
780967709	101	BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
240		0		0		240

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	2,695	2,695	2,695
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	0		0
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	0	0	0
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy	0	0	0
Vacant Unit Months				
05	Units undergoing modernization	131	131	
06	Special use units	0	0	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		0	
07	Units vacant due to litigation	0	0	
08	Units vacant due to disasters	0	0	
09	Units vacant due to casualty losses	0	0	
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	54		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

Operating Fund Project Number:
MA006000005

Calculations Based on Unit Months:				
14	Limited vacancies		54	
15	**Total Unit Months**	**2,880**	**2,880**	**2,695**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			225
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee		0	

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$355.23	$355.23
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$368.73	$368.73
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$1,061,942	$1,061,942
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$139.64	$135.34
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$402,163	$389,779
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$42,043	$42,043
10	Cost of independent audit	$768	$768
11	Funding for resident participation activities	$5,625	$5,625
12	Asset management fee	$11,520	$11,520
13	Information technology fee	$5,760	$5,760
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$65,716**	**$65,716**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$1,529,821**	**$1,517,437**
Part B. Formula Income			
01	PUM formula income	$309.54	$309.54
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$309.54	$309.54
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$891,475**	**$891,475**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$638,346	$625,962
02	Cost of independent audit (Same as Part A, Line 10)	$768	$768
03	Formula amount (greater of Part D, Lines 01 or 02)	**$638,346**	**$625,962**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$625,962
02	Adjustment due to availability of funds		$18,779
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$644,741

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Thomas J. Collins
Executive Director
Fall River Housing Authority
85 Morgan Street
PO Box 989
Fall River, MA 02722-0989

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies, LOCCS/PAS Project No. MA00600000610D

Dear Mr. Collins:

This letter obligates $205,925 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Fall River Housing Authority 85 Morgan Street Fall River, MA 02722		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY340	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 6 0 0 0 0 0 6
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
780967709	101	BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
259		0		0		259

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	3,033	3,033	3,033
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	0		0
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	0	0	0
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy	0	0	0
Vacant Unit Months				
05	Units undergoing modernization	0	0	
06	Special use units	0	0	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		0	
07	Units vacant due to litigation	0	0	
08	Units vacant due to disasters	0	0	
09	Units vacant due to casualty losses	0	0	
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	75		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

Operating Fund Project Number:
MA006000006

Calculations Based on Unit Months:				
14	Limited vacancies		75	
15	**Total Unit Months**	**3,108**	**3,108**	**3,033**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			253
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee		0	

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$345.31	$345.31
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$358.43	$358.43
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$1,114,000	$1,114,000
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$156.80	$156.80
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$487,334	$487,334
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$47,117	$47,117
10	Cost of independent audit	$1,261	$1,261
11	Funding for resident participation activities	$6,325	$6,325
12	Asset management fee	$12,432	$12,432
13	Information technology fee	$6,216	$6,216
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$73,351**	**$73,351**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$1,674,685**	**$1,674,685**
Part B. Formula Income			
01	PUM formula income	$302.20	$302.20
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$302.20	$302.20
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$939,238**	**$939,238**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$735,447	$735,447
02	Cost of independent audit (Same as Part A, Line 10)	$1,261	$1,261
03	Formula amount (greater of Part D, Lines 01 or 02)	**$735,447**	**$735,447**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$735,447
02	Adjustment due to availability of funds		$22,063
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$757,510

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Thomas J. Collins
Executive Director
Fall River Housing Authority
85 Morgan Street
PO Box 989
Fall River, MA 02722-0989

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies, LOCCS/PAS Project No. MA00600000710D

Dear Mr. Collins:

This letter obligates $173,634 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Fall River Housing Authority 85 Morgan Street Fall River, MA 02722		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY340	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 6 0 0 0 0 0 7
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
780967709	101	BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
208		0		0		208

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	2,232	2,232	2,232
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	0		0
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	0	0	0
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy	0	0	0
Vacant Unit Months				
05	Units undergoing modernization	7	7	
06	Special use units	0	0	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		0	
07	Units vacant due to litigation	0	0	
08	Units vacant due to disasters	0	0	
09	Units vacant due to casualty losses	0	0	
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	257		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

Operating Fund Project Number:
MA006000007

Calculations Based on Unit Months:				
14	Limited vacancies		75	
15	**Total Unit Months**	**2,496**	**2,314**	**2,232**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			186
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee		0	

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$343.86	$343.86
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$356.93	$356.93
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$829,862	$825,936
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$133.08	$135.82
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$309,411	$314,287
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$21,761	$21,761
10	Cost of independent audit	$658	$658
11	Funding for resident participation activities	$4,650	$4,650
12	Asset management fee	$9,984	$9,984
13	Information technology fee	$4,992	$4,992
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$42,045**	**$42,045**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$1,181,318**	**$1,182,268**
Part B. Formula Income			
01	PUM formula income	$247.18	$247.18
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$247.18	$247.18
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$574,694**	**$571,975**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$606,624	$610,293
02	Cost of independent audit (Same as Part A, Line 10)	$658	$658
03	Formula amount (greater of Part D, Lines 01 or 02)	**$606,624**	**$610,293**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$610,293
02	Adjustment due to availability of funds		$18,309
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$628,602

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA007000010	$ 1,016,041	$ 1,046,522	$ 760,402	$ -	$ 760,402	$ 286,120	$ 286,120	
2	MA007000020	$ 301,671	$ 310,721	$ 238,502	$ -	$ 238,502	$ 72,219	$ 72,219	
3	MA007000030	$ 1,207,656	$ 1,243,886	$ 1,000,618	$ -	$ 1,000,618	$ 243,268	$ 243,268	
4	MA007000040	$ 311,580	$ 320,927	$ 196,016	$ -	$ 196,016	$ 124,911	$ 124,911	
5	MA007000050	$ 785,742	$ 809,314	$ 665,547	$ -	$ 665,547	$ 143,767	$ 143,767	
6	MA007000060	$ 1,474,904	$ 1,519,151	$ 1,123,401	$ -	$ 1,123,401	$ 395,750	$ 395,750	
7	MA007000070	$ 1,187,191	$ 1,222,807	$ 1,029,496	$ -	$ 1,029,496	$ 193,311	$ 193,311	
8	MA007000080	$ 805,527	$ 829,693	$ 545,615	$ -	$ 545,615	$ 284,078	$ 284,078	
9	MA007000090	$ 651,758	$ 671,311	$ 413,855	$ -	$ 413,855	$ 257,456	$ 257,456	
	Total	**$ 7,742,070**	**$ 7,974,332**	**$ 5,973,452**	**$ -**	**$ 5,973,452**	**$ 2,000,880**	**$ 2,000,880**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Steven Beauregard
Executive Director (Acting)
New Bedford Housing Authority
134 South Second Street
PO Box 2081
New Bedford, MA 02741-2081

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00700001010D

Dear Mr. Beauregard:

This letter obligates $286,120 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
New Bedford Housing Authority 134 South Second Street New Bedford, MA 02741		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY402	☑ 12/31 ☐ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 7 0 0 0 0 1 0
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
556267565	101	BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
211		0		0		211

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	2,512	2,512	2,512
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	12		12
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	0	0	0
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy	0	0	0
Vacant Unit Months				
05	Units undergoing modernization	0	0	
06	Special use units	0	0	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		12	
07	Units vacant due to litigation	0	0	
08	Units vacant due to disasters	0	0	
09	Units vacant due to casualty losses	0	0	
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	8		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

Operating Fund Project Number:
MA007000010

Calculations Based on Unit Months:				
14	Limited vacancies		8	
15	**Total Unit Months**	**2,532**	**2,532**	**2,524**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			210
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee		0	

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$441.05	$441.05
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$457.81	$457.81
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$1,159,175	$1,159,175
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$189.45	$189.45
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$479,687	$479,687
Add-Ons			
07	Self-sufficiency	$8,564	$8,564
08	Energy loan amortization	$146,947	$146,947
09	Payment in lieu of taxes (PILOT)	$25,292	$25,292
10	Cost of independent audit	$505	$505
11	Funding for resident participation activities	$5,250	$5,250
12	Asset management fee	$10,128	$10,128
13	Information technology fee	$5,064	$5,064
14	Asset repositioning fee	$0	$0
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$201,750**	**$201,750**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$1,840,612**	**$1,840,612**
Part B. Formula Income			
01	PUM formula income	$325.66	$325.66
02	PUM change in utility allowances	$0.00	$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$325.66	$325.66
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$824,571**	**$824,571**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other	$0	$0
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$1,016,041	$1,016,041
02	Cost of independent audit (Same as Part A, Line 10)	$505	$505
03	Formula amount (greater of Part D, Lines 01 or 02)	**$1,016,041**	**$1,016,041**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$1,016,041
02	Adjustment due to availability of funds		$30,481
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$1,046,522

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Steven Beauregard
Executive Director (Acting)
New Bedford Housing Authority
134 South Second Street
PO Box 2081
New Bedford, MA 02741-2081

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00700002010D

Dear Mr. Beauregard:

This letter obligates $72,219 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
New Bedford Housing Authority 134 South Second Street New Bedford, MA 02741		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY402	☑ 12/31 ☐ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 7 0 0 0 0 2 0
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
556267565	101	BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
99		0		0		99

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,130	1,130	1,130
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	12		12
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	0	0	0
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy	0	0	0
Vacant Unit Months				
05	Units undergoing modernization	0	0	
06	Special use units	0	0	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		12	
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	46		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

Operating Fund Project Number:
MA007000020

Calculations Based on Unit Months:				
14	Limited vacancies		36	
15	**Total Unit Months**	**1,188**	**1,178**	**1,142**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			95
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee		0	

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$364.41	$364.41
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$378.26	$378.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$445,590	$445,590
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$135.45	$135.45
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$159,560	$159,560
Add-Ons			
07	Self-sufficiency	$4,017	$4,017
08	Energy loan amortization	$0	$0
09	Payment in lieu of taxes (PILOT)	$14,018	$14,018
10	Cost of independent audit	$237	$237
11	Funding for resident participation activities	$2,375	$2,375
12	Asset management fee	$4,752	$4,752
13	Information technology fee	$2,376	$2,376
14	Asset repositioning fee	$0	$0
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$27,775**	**$27,775**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$632,925**	**$632,925**
Part B. Formula Income			
01	PUM formula income	$281.20	$281.20
02	PUM change in utility allowances	$0.00	$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$281.20	$281.20
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$331,254**	**$331,254**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other	$0	$0
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$301,671	$301,671
02	Cost of independent audit (Same as Part A, Line 10)	$237	$237
03	Formula amount (greater of Part D, Lines 01 or 02)	**$301,671**	**$301,671**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$301,671
02	Adjustment due to availability of funds		$9,050
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$310,721

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Steven Beauregard
Executive Director (Acting)
New Bedford Housing Authority
134 South Second Street
PO Box 2081
New Bedford, MA 02741-2081

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies, LOCCS/PAS Project No. MA00700003010D

Dear Mr. Beauregard:

This letter obligates $243,268 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:

New Bedford Housing Authority
134 South Second Street
New Bedford, MA 02741

2. Funding Period: 01/01/2010 to 12/31/2010

3. Type of Submission:
☑ Original
☐ Revision No.____

4. ACC Number: NY402

5. Fiscal Year End: ☑ 12/31 ☐ 3/31 ☐ 6/30 ☐ 9/30

6. Operating Fund Project Number: M A 0 0 7 0 0 0 0 3 0

7. DUNS Number: 556267565

HUD Use Only

8. ROFO Code: 101

Financial Analyst: BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
219		0		0		219

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	2,605	2,605	2,605
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	12		12
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	0	0	0
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy	0	0	0
Vacant Unit Months				
05	Units undergoing modernization	0	0	
06	Special use units	0	0	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		12	
07	Units vacant due to litigation	0	0	
08	Units vacant due to disasters	0	0	
09	Units vacant due to casualty losses	0	0	
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	11		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

Operating Fund Project Number:
MA007000030

Calculations Based on Unit Months:				
14	Limited vacancies		11	
15	**Total Unit Months**	**2,628**	**2,628**	**2,617**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			218
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee		0	

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$452.65	$452.65
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$469.85	$469.85
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$1,234,766	$1,234,766
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$358.96	$359.12
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$943,347	$943,767
Add-Ons			
07	Self-sufficiency	$8,892	$8,892
08	Energy loan amortization	$0	$0
09	Payment in lieu of taxes (PILOT)	$28,919	$28,919
10	Cost of independent audit	$507	$507
11	Funding for resident participation activities	$5,450	$5,450
12	Asset management fee	$10,512	$10,512
13	Information technology fee	$5,256	$5,256
14	Asset repositioning fee	$0	$0
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$59,536**	**$59,536**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$2,237,649**	**$2,238,069**
Part B. Formula Income			
01	PUM formula income	$392.09	$392.09
02	PUM change in utility allowances	$0.00	$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$392.09	$392.09
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$1,030,413**	**$1,030,413**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other	$0	$0
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$1,207,236	$1,207,656
02	Cost of independent audit (Same as Part A, Line 10)	$507	$507
03	Formula amount (greater of Part D, Lines 01 or 02)	**$1,207,236**	**$1,207,656**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$1,207,656
02	Adjustment due to availability of funds		$36,230
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$1,243,886

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Steven Beauregard
Executive Director (Acting)
New Bedford Housing Authority
134 South Second Street
PO Box 2081
New Bedford, MA 02741-2081

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00700004010D

Dear Mr. Beauregard:

This letter obligates $124,911 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
New Bedford Housing Authority 134 South Second Street New Bedford, MA 02741		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY402	☑ 12/31 ☐ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 7 0 0 0 0 4 0
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
556267565	101	BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
104		0		0		104

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,243	1,243	1,243
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	0		0
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	0	0	0
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy	0	0	0
Vacant Unit Months				
05	Units undergoing modernization	0	0	
06	Special use units	0	0	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		0	
07	Units vacant due to litigation	0	0	
08	Units vacant due to disasters	0	0	
09	Units vacant due to casualty losses	0	0	
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	5		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

Operating Fund Project Number:
MA007000040

Calculations Based on Unit Months:				
14	Limited vacancies		5	
15	**Total Unit Months**	**1,248**	**1,248**	**1,243**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			104
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee		0	

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$350.96	$350.96
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$364.30	$364.30
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$454,646	$454,646
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$139.29	$139.29
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$173,834	$173,834
Add-Ons			
07	Self-sufficiency	$4,466	$9,181
08	Energy loan amortization	$0	$0
09	Payment in lieu of taxes (PILOT)	$19,810	$19,810
10	Cost of independent audit	$263	$263
11	Funding for resident participation activities	$2,600	$2,600
12	Asset management fee	$4,992	$4,992
13	Information technology fee	$2,496	$2,496
14	Asset repositioning fee	$0	$0
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$34,627**	**$39,342**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$663,107**	**$667,822**
Part B. Formula Income			
01	PUM formula income	$285.45	$285.45
02	PUM change in utility allowances	$0.00	$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$285.45	$285.45
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$356,242**	**$356,242**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other	$0	$0
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$306,865	$311,580
02	Cost of independent audit (Same as Part A, Line 10)	$263	$263
03	Formula amount (greater of Part D, Lines 01 or 02)	**$306,865**	**$311,580**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$311,580
02	Adjustment due to availability of funds		$9,347
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$320,927

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Steven Beauregard
Executive Director (Acting)
New Bedford Housing Authority
134 South Second Street
PO Box 2081
New Bedford, MA 02741-2081

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies, LOCCS/PAS Project No. MA00700005010D

Dear Mr. Beauregard:

This letter obligates $143,767 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
New Bedford Housing Authority 134 South Second Street New Bedford, MA 02741		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY402	☑ 12/31 ☐ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 7 0 0 0 0 5 0
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
556267565	101	BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
300		0		0		300

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	2,019	2,019	2,019
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	12		12
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	0	0	0
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy	0	0	0
Vacant Unit Months				
05	Units undergoing modernization	0	0	
06	Special use units	0	0	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		12	
07	Units vacant due to litigation	0	0	
08	Units vacant due to disasters	0	0	
09	Units vacant due to casualty losses	0	0	
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	9		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

Operating Fund Project Number:
MA007000050

Calculations Based on Unit Months:				
14	Limited vacancies		9	
15	**Total Unit Months**	**2,040**	**2,040**	**2,031**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			169
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee		0	

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$485.28	$485.28
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$503.72	$503.72
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$1,027,589	$1,027,589
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$251.25	$251.25
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$512,550	$512,550
Add-Ons			
07	Self-sufficiency	$6,900	$6,900
08	Energy loan amortization	$0	$0
09	Payment in lieu of taxes (PILOT)	$20,676	$20,676
10	Cost of independent audit	$406	$406
11	Funding for resident participation activities	$4,225	$4,225
12	Asset management fee	$8,160	$8,160
13	Information technology fee	$4,080	$4,080
14	Asset repositioning fee	$0	$0
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$44,447**	**$44,447**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$1,584,586**	**$1,584,586**
Part B. Formula Income			
01	PUM formula income	$391.59	$391.59
02	PUM change in utility allowances	$0.00	$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$391.59	$391.59
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$798,844**	**$798,844**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other	$0	$0
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$785,742	$785,742
02	Cost of independent audit (Same as Part A, Line 10)	$406	$406
03	Formula amount (greater of Part D, Lines 01 or 02)	**$785,742**	**$785,742**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$785,742
02	Adjustment due to availability of funds		$23,572
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$809,314

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Steven Beauregard
Executive Director (Acting)
New Bedford Housing Authority
134 South Second Street
PO Box 2081
New Bedford, MA 02741-2081

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00700006010D

Dear Mr. Beauregard:

This letter obligates $395,750 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
New Bedford Housing Authority 134 South Second Street New Bedford, MA 02741		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY402	☑ 12/31 ☐ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 7 0 0 0 0 6 0
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
556267565	101	BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
300		0		0		300

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	3,557	3,557	3,557
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	12		12
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	0	0	0
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy	0	0	0
Vacant Unit Months				
05	Units undergoing modernization	0	0	
06	Special use units	0	0	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		12	
07	Units vacant due to litigation	0	0	
08	Units vacant due to disasters	0	0	
09	Units vacant due to casualty losses	0	0	
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	31		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

Operating Fund Project Number:
MA007000060

Calculations Based on Unit Months:				
14	Limited vacancies		31	
15	**Total Unit Months**	**3,600**	**3,600**	**3,569**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			297
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee		0	

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$466.00	$466.00
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$483.71	$483.71
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$1,741,356	$1,741,356
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$224.17	$224.17
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$807,012	$807,012
Add-Ons			
07	Self-sufficiency	$12,178	$12,178
08	Energy loan amortization	$146,514	$146,514
09	Payment in lieu of taxes (PILOT)	$41,878	$41,878
10	Cost of independent audit	$717	$717
11	Funding for resident participation activities	$7,425	$7,425
12	Asset management fee	$14,400	$14,400
13	Information technology fee	$7,200	$7,200
14	Asset repositioning fee	$0	$0
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$230,312**	**$230,312**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$2,778,680**	**$2,778,680**
Part B. Formula Income			
01	PUM formula income	$362.16	$362.16
02	PUM change in utility allowances	$0.00	$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$362.16	$362.16
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$1,303,776**	**$1,303,776**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other	$0	$0
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$1,474,904	$1,474,904
02	Cost of independent audit (Same as Part A, Line 10)	$717	$717
03	Formula amount (greater of Part D, Lines 01 or 02)	**$1,474,904**	**$1,474,904**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$1,474,904
02	Adjustment due to availability of funds		$44,247
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$1,519,151

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Steven Beauregard
Executive Director (Acting)
New Bedford Housing Authority
134 South Second Street
PO Box 2081
New Bedford, MA 02741-2081

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00700007010D

Dear Mr. Beauregard:

This letter obligates $193,311 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

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Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
New Bedford Housing Authority 134 South Second Street New Bedford, MA 02741		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY402	☑ 12/31 ☐ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 7 0 0 0 0 7 0
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
556267565	101	BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
228		0		0		228

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,842	1,842	1,842
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	24		24
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	0	0	0
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy	0	0	0
Vacant Unit Months				
05	Units undergoing modernization	868	868	
06	Special use units	0	0	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		24	
07	Units vacant due to litigation	0	0	
08	Units vacant due to disasters	0	0	
09	Units vacant due to casualty losses	0	0	
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	2		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

Operating Fund Project Number:
MA007000070

Calculations Based on Unit Months:				
14	Limited vacancies		2	
15	**Total Unit Months**	**2,736**	**2,736**	**1,866**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			156
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee		0	

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$452.24	$452.24
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$469.43	$469.43
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$1,284,360	$1,284,360
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$217.45	$217.45
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$594,943	$594,943
Add-Ons			
07	Self-sufficiency	$9,254	$9,254
08	Energy loan amortization	$135,644	$135,644
09	Payment in lieu of taxes (PILOT)	$5,665	$5,665
10	Cost of independent audit	$545	$545
11	Funding for resident participation activities	$3,900	$3,900
12	Asset management fee	$10,944	$10,944
13	Information technology fee	$5,472	$5,472
14	Asset repositioning fee	$0	$0
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$171,424**	**$171,424**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$2,050,727**	**$2,050,727**
Part B. Formula Income			
01	PUM formula income	$315.62	$315.62
02	PUM change in utility allowances	$0.00	$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$315.62	$315.62
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$863,536**	**$863,536**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other	$0	$0
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$1,187,191	$1,187,191
02	Cost of independent audit (Same as Part A, Line 10)	$545	$545
03	Formula amount (greater of Part D, Lines 01 or 02)	**$1,187,191**	**$1,187,191**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$1,187,191
02	Adjustment due to availability of funds		$35,616
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$1,222,807

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Steven Beauregard
Executive Director (Acting)
New Bedford Housing Authority
134 South Second Street
PO Box 2081
New Bedford, MA 02741-2081

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies, LOCCS/PAS Project No. MA00700008010D

Dear Mr. Beauregard:

This letter obligates $284,078 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
New Bedford Housing Authority 134 South Second Street New Bedford, MA 02741		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY402	☑ 12/31 ☐ 3/31 ☐ 6/30 ☐ 9/30	M A 0 0 7 0 0 0 0 8 0
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
556267565	101	BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
146		0		0		146

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,696	1,696	1,696
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	12		12
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	0	0	0
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy	0	0	0
Vacant Unit Months				
05	Units undergoing modernization	0	0	
06	Special use units	12	12	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		12	
07	Units vacant due to litigation	0	0	
08	Units vacant due to disasters	0	0	
09	Units vacant due to casualty losses	0	0	
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	32		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

Operating Fund Project Number:
MA007000080

Calculations Based on Unit Months:				
14	Limited vacancies		32	
15	**Total Unit Months**	**1,752**	**1,752**	**1,708**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			142
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee		0	

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$490.20	$490.20
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$508.83	$508.83
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$891,470	$891,470
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$295.34	$295.34
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$517,436	$517,436
Add-Ons			
07	Self-sufficiency	$5,928	$5,928
08	Energy loan amortization	$0	$0
09	Payment in lieu of taxes (PILOT)	$11,610	$11,610
10	Cost of independent audit	$349	$349
11	Funding for resident participation activities	$3,550	$3,550
12	Asset management fee	$7,008	$7,008
13	Information technology fee	$3,504	$3,504
14	Asset repositioning fee	$0	$0
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$31,949**	**$31,949**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$1,440,855**	**$1,440,855**
Part B. Formula Income			
01	PUM formula income	$362.63	$362.63
02	PUM change in utility allowances	$0.00	$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$362.63	$362.63
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$635,328**	**$635,328**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$805,527	$805,527
02	Cost of independent audit (Same as Part A, Line 10)	$349	$349
03	Formula amount (greater of Part D, Lines 01 or 02)	**$805,527**	**$805,527**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$805,527
02	Adjustment due to availability of funds		$24,166
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$829,693

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Steven Beauregard
Executive Director (Acting)
New Bedford Housing Authority
134 South Second Street
PO Box 2081
New Bedford, MA 02741-2081

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies, LOCCS/PAS Project No. MA00700009010D

Dear Mr. Beauregard:

This letter obligates $257,456 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:

New Bedford Housing Authority
134 South Second Street
New Bedford, MA 02741

2. Funding Period: 01/01/2010 to 12/31/2010

3. Type of Submission:
☑ Original
☐ Revision No.____

4. ACC Number: NY402

5. Fiscal Year End: ☑ 12/31 ☐ 3/31 ☐ 6/30 ☐ 9/30

6. Operating Fund Project Number: M A 0 0 7 0 0 0 0 9 0

7. DUNS Number: 556267565

HUD Use Only

8. ROFO Code: 101

Financial Analyst: BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
169		0		0		169

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,983	1,983	1,983
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	12		12
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	0	0	0
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy	0	0	0
Vacant Unit Months				
05	Units undergoing modernization	0	0	
06	Special use units	0	0	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		12	
07	Units vacant due to litigation	0	0	
08	Units vacant due to disasters	0	0	
09	Units vacant due to casualty losses	0	0	
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	33		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

Operating Fund Project Number:
MA007000090

Calculations Based on Unit Months:				
14	Limited vacancies		33	
15	**Total Unit Months**	**2,028**	**2,028**	**1,995**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			166
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee		0	

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$475.21	$475.21
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$493.27	$493.27
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$1,000,352	$1,000,352
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$255.99	$255.99
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$519,148	$519,148
Add-Ons			
07	Self-sufficiency	$6,860	$6,860
08	Energy loan amortization	$0	$0
09	Payment in lieu of taxes (PILOT)	$37,196	$37,196
10	Cost of independent audit	$404	$404
11	Funding for resident participation activities	$4,150	$4,150
12	Asset management fee	$8,112	$8,112
13	Information technology fee	$4,056	$4,056
14	Asset repositioning fee	$0	$0
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$60,778**	**$60,778**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$1,580,278**	**$1,580,278**
Part B. Formula Income			
01	PUM formula income	$457.85	$457.85
02	PUM change in utility allowances	$0.00	$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$457.85	$457.85
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$928,520**	**$928,520**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other	$0	$0
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$651,758	$651,758
02	Cost of independent audit (Same as Part A, Line 10)	$404	$404
03	Formula amount (greater of Part D, Lines 01 or 02)	**$651,758**	**$651,758**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$651,758
02	Adjustment due to availability of funds		$19,553
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$671,311

CY 2010 Operating Subsidy Documents
MA008 - Chicopee Housing Authority

9/30/2010

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA008000001	$ 628,945	$ 647,813	$ 554,843	$ -	$ 554,843	$ 92,970	$ 92,970	
2	MA008000002	$ 552,997	$ 569,587	$ 364,497	$ -	$ 364,497	$ 205,090	$ 205,090	
3	MA008000003	$ 274,370	$ 282,601	$ 173,718	$ -	$ 173,718	$ 108,883	$ 108,883	
	Total	**$ 1,456,312**	**$ 1,500,001**	**$ 1,093,058**	**$ -**	**$ 1,093,058**	**$ 406,943**	**$ 406,943**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Ms. Monica Pacello Blazic
Executive Director
Chicopee Housing Authority
128 Meetinghouse Road
Chicopee, MA 01013

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies, LOCCS/PAS Project No. MA00800000110D

Dear Ms. Pacello Blazic:

This letter obligates $92,970 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:

Chicopee Housing Authority
128 Meetinghouse Road
Chicopee, MA 01013

2. Funding Period: 01/01/2010 to 12/31/2010

3. Type of Submission:
☑ Original
☐ Revision No.____

4. ACC Number: NY 526

5. Fiscal Year End: ☐ 12/31 ☐ 3/31 ☑ 6/30 ☐ 9/30

6. Operating Fund Project Number: M A 0 0 8 0 0 0 0 0 1

7. DUNS Number: 087451993

HUD Use Only

8. ROFO Code: 101

Financial Analyst: BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
150		0		0		150

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,800	1,800	1,800
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	0		0
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	0	0	0
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy	0	0	0
Vacant Unit Months				
05	Units undergoing modernization	0	0	
06	Special use units	0	0	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		0	
07	Units vacant due to litigation	0	0	
08	Units vacant due to disasters	0	0	
09	Units vacant due to casualty losses	0	0	
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	0		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

Operating Fund Project Number:
MA008000001

Calculations Based on Unit Months:				
14	Limited vacancies		0	
15	**Total Unit Months**	**1,800**	**1,800**	**1,800**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			150
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee		0	

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$434.73	$380.29
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$451.25	$394.74
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$812,250	$710,532
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$201.07	$201.07
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$361,926	$361,926
Add-Ons			
07	Self-sufficiency	$0	$0
08	Energy loan amortization	$0	$0
09	Payment in lieu of taxes (PILOT)	$11,976	$10,430
10	Cost of independent audit	$2,300	$1,919
11	Funding for resident participation activities	$3,750	$3,750
12	Asset management fee	$7,200	$0
13	Information technology fee	$3,600	$3,600
14	Asset repositioning fee	$0	$0
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$28,826**	**$19,699**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$1,203,002**	**$1,092,157**
Part B. Formula Income			
01	PUM formula income	$257.34	$257.34
02	PUM change in utility allowances	$0.00	$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$257.34	$257.34
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$463,212**	**$463,212**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other	$0	$0
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$739,790	$628,945
02	Cost of independent audit (Same as Part A, Line 10)	$2,300	$1,919
03	Formula amount (greater of Part D, Lines 01 or 02)	**$739,790**	**$628,945**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$628,945
02	Adjustment due to availability of funds		$18,868
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$647,813

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Ms. Monica Pacello Blazic
Executive Director
Chicopee Housing Authority
128 Meetinghouse Road
Chicopee, MA 01013

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA00800000210D

Dear Ms. Pacello Blazic:

This letter obligates $205,090 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Chicopee Housing Authority 128 Meetinghouse Road Chicopee, MA 01013		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY 526	☐ 12/31 ☐ 3/31 ☑ 6/30 ☐ 9/30	M A 0 0 8 0 0 0 0 0 2
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
087451993	101	BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
157		0		0		157

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,884	1,884	1,884
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	0		0
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	0	0	0
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy	0	0	0
Vacant Unit Months				
05	Units undergoing modernization	0	0	
06	Special use units	0	0	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		0	
07	Units vacant due to litigation	0	0	
08	Units vacant due to disasters	0	0	
09	Units vacant due to casualty losses	0	0	
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	0		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

Operating Fund Project Number:
MA008000002

Calculations Based on Unit Months:				
14	Limited vacancies		0	
15	**Total Unit Months**	**1,884**	**1,884**	**1,884**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			157
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee		0	

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$341.70	$380.29
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$354.68	$394.74
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$668,217	$743,690
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$141.67	$141.30
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$266,906	$266,209
Add-Ons			
07	Self-sufficiency	$0	$0
08	Energy loan amortization	$0	$0
09	Payment in lieu of taxes (PILOT)	$22,272	$22,546
10	Cost of independent audit	$1,780	$1,267
11	Funding for resident participation activities	$3,925	$3,925
12	Asset management fee	$7,536	$0
13	Information technology fee	$3,768	$3,768
14	Asset repositioning fee	$0	$0
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$39,281**	**$31,506**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$974,404**	**$1,041,405**
Part B. Formula Income			
01	PUM formula income	$259.24	$259.24
02	PUM change in utility allowances	$0.00	$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$259.24	$259.24
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$488,408**	**$488,408**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other	$0	$0
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$485,996	$552,997
02	Cost of independent audit (Same as Part A, Line 10)	$1,780	$1,267
03	Formula amount (greater of Part D, Lines 01 or 02)	**$485,996**	**$552,997**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$552,997
02	Adjustment due to availability of funds		$16,590
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$569,587

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Ms. Monica Pacello Blazic
Executive Director
Chicopee Housing Authority
128 Meetinghouse Road
Chicopee, MA 01013

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies, LOCCS/PAS Project No. MA00800000310D

Dear Ms. Pacello Blazic:

This letter obligates $108,883 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Chicopee Housing Authority 128 Meetinghouse Road Chicopee, MA 01013		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY 526	☐ 12/31 ☐ 3/31 ☑ 6/30 ☐ 9/30	M A 0 0 8 0 0 0 0 0 3
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
087451993	101	BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
76		0		0		76

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	912	912	912
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	0		0
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	0	0	0
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy	0	0	0
Vacant Unit Months				
05	Units undergoing modernization	0	0	
06	Special use units	0	0	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		0	
07	Units vacant due to litigation	0	0	
08	Units vacant due to disasters	0	0	
09	Units vacant due to casualty losses	0	0	
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	0		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

Operating Fund Project Number:
MA008000003

Calculations Based on Unit Months:				
14	Limited vacancies		0	
15	**Total Unit Months**	**912**	**912**	**912**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			76
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee		0	

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$331.76	$380.29
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$344.37	$394.74
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$314,065	$360,003
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$180.13	$180.13
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$164,279	$164,279
Add-Ons			
07	Self-sufficiency	$0	$0
08	Energy loan amortization	$0	$0
09	Payment in lieu of taxes (PILOT)	$9,370	$10,212
10	Cost of independent audit	$1,100	$714
11	Funding for resident participation activities	$1,900	$1,900
12	Asset management fee	$3,648	$0
13	Information technology fee	$1,824	$1,824
14	Asset repositioning fee	$0	$0
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$17,842**	**$14,650**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$496,186**	**$538,932**
Part B. Formula Income			
01	PUM formula income	$290.09	$290.09
02	PUM change in utility allowances	$0.00	$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$290.09	$290.09
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$264,562**	**$264,562**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other	$0	$0
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$231,624	$274,370
02	Cost of independent audit (Same as Part A, Line 10)	$1,100	$714
03	Formula amount (greater of Part D, Lines 01 or 02)	**$231,624**	**$274,370**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$274,370
02	Adjustment due to availability of funds		$8,231
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$282,601

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA010000101	$ 1,241,080	$ 1,278,312	$ 930,810	$ -	$ 930,810	$ 347,502	$ 347,502	
2	MA010000102	$ 1,131,289	$ 1,165,228	$ 848,467	$ -	$ 848,467	$ 316,761	$ 316,761	
3	MA010000103	$ 1,178,626	$ 1,213,985	$ 883,970	$ -	$ 883,970	$ 330,015	$ 330,015	
4	MA010000104	$ 647,735	$ 667,167	$ 485,801	$ -	$ 485,801	$ 181,366	$ 181,366	
	Total	**$ 4,198,730**	**$ 4,324,692**	**$ 3,149,048**	**$ -**	**$ 3,149,048**	**$ 1,175,644**	**$ 1,175,644**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Domenic O'Neill
Executive Director
Lawrence Housing Authority
PO Box 1259
353 Elm Street
Lawrence, MA 01841-3649

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies, LOCCS/PAS Project No. MA01000010110D

Dear Mr. O'Neill:

This letter obligates $347,502 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Lawrence Housing Authority PO Box 1259 Lawrence, MA 01841		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY 386	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 1 0 0 0 0 1 0 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
080046170	101	BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
292						292

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	3,455	3,455	3,455
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units	36	36	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	13		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA010000101

Calculations Based on Unit Months:				
14	Limited vacancies		13	
15	**Total Unit Months**	**3,504**	**3,504**	**3,455**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			288
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$443.05	$443.05
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$459.89	$459.89
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$1,611,455	$1,611,455
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$249.53	$249.53
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$874,353	$874,353
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$36,596	$36,596
10	Cost of independent audit	$1,368	$1,368
11	Funding for resident participation activities	$7,200	$7,200
12	Asset management fee	$14,016	$14,016
13	Information technology fee	$7,008	$7,008
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$66,188**	**$66,188**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$2,551,996**	**$2,551,996**
Part B. Formula Income			
01	PUM formula income	$374.12	$374.12
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$374.12	$374.12
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$1,310,916**	**$1,310,916**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$1,241,080	$1,241,080
02	Cost of independent audit (Same as Part A, Line 10)	$1,368	$1,368
03	Formula amount (greater of Part D, Lines 01 or 02)	**$1,241,080**	**$1,241,080**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$1,241,080
02	Adjustment due to availability of funds		$37,232
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$1,278,312

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Domenic O'Neill
Executive Director
Lawrence Housing Authority
PO Box 1259
353 Elm Street
Lawrence, MA 01841-3649

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies, LOCCS/PAS Project No. MA01000010210D

Dear Mr. O'Neill:

This letter obligates $316,761 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Lawrence Housing Authority PO Box 1259 Lawrence, MA 01841		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY 386	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 1 0 0 0 0 1 0 2
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
080046170	101	BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
254						254

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	3,023	3,023	3,023
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization	12	12	
06	Special use units	12	12	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	1		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA010000102

Calculations Based on Unit Months:				
14	Limited vacancies		1	
15	**Total Unit Months**	**3,048**	**3,048**	**3,023**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			252
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$459.66	$459.66
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$477.13	$477.13
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$1,454,292	$1,454,292
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$307.08	$307.08
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$935,980	$935,980
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$30,777	$30,777
10	Cost of independent audit	$1,199	$1,199
11	Funding for resident participation activities	$6,300	$6,300
12	Asset management fee	$12,192	$12,192
13	Information technology fee	$6,096	$6,096
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$56,564**	**$56,564**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$2,446,836**	**$2,446,836**
Part B. Formula Income			
01	PUM formula income	$431.61	$431.61
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$431.61	$431.61
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$1,315,547**	**$1,315,547**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$1,131,289	$1,131,289
02	Cost of independent audit (Same as Part A, Line 10)	$1,199	$1,199
03	Formula amount (greater of Part D, Lines 01 or 02)	**$1,131,289**	**$1,131,289**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$1,131,289
02	Adjustment due to availability of funds		$33,939
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$1,165,228

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Domenic O'Neill
Executive Director
Lawrence Housing Authority
PO Box 1259
353 Elm Street
Lawrence, MA 01841-3649

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies, LOCCS/PAS Project No. MA01000010310D

Dear Mr. O'Neill:

This letter obligates $330,015 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Lawrence Housing Authority PO Box 1259 Lawrence, MA 01841		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY 386	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 1 0 0 0 0 1 0 3
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
080046170	101	BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
333						333

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	3,979	3,979	3,979
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	17		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA010000103

Calculations Based on Unit Months:				
14	Limited vacancies		17	
15	**Total Unit Months**	**3,996**	**3,996**	**3,979**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			332
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$359.05	$359.05
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$372.69	$372.69
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$1,489,269	$1,489,269
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$167.92	$167.92
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$671,008	$671,008
Add-Ons			
07	Self-sufficiency	$44,287	$44,287
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$34,399	$34,399
10	Cost of independent audit	$1,572	$1,572
11	Funding for resident participation activities	$8,300	$8,300
12	Asset management fee	$15,984	$15,984
13	Information technology fee	$7,992	$7,992
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$112,534**	**$112,534**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$2,272,811**	**$2,272,811**
Part B. Formula Income			
01	PUM formula income	$273.82	$273.82
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$273.82	$273.82
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$1,094,185**	**$1,094,185**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$1,178,626	$1,178,626
02	Cost of independent audit (Same as Part A, Line 10)	$1,572	$1,572
03	Formula amount (greater of Part D, Lines 01 or 02)	**$1,178,626**	**$1,178,626**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$1,178,626
02	Adjustment due to availability of funds		$35,359
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$1,213,985

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Domenic O'Neill
Executive Director
Lawrence Housing Authority
PO Box 1259
353 Elm Street
Lawrence, MA 01841-3649

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies, LOCCS/PAS Project No. MA01000010410D

Dear Mr. O'Neill:

This letter obligates $181,366 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Lawrence Housing Authority PO Box 1259 Lawrence, MA 01841		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY 386	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 1 0 0 0 0 1 0 4
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
080046170	101	BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
177						177

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	2,086	2,086	2,086
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	12		12
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units	12	12	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	14		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA010000104

Calculations Based on Unit Months:				
14	Limited vacancies		14	
15	**Total Unit Months**	**2,124**	**2,112**	**2,098**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			175
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$358.74	$358.74
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$372.37	$372.37
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$786,445	$786,445
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$169.30	$169.30
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$357,562	$357,562
Add-Ons			
07	Self-sufficiency	$23,540	$23,540
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$18,048	$18,048
10	Cost of independent audit	$836	$836
11	Funding for resident participation activities	$4,375	$4,375
12	Asset management fee	$8,496	$8,496
13	Information technology fee	$4,248	$4,248
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$59,543**	**$59,543**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$1,203,550**	**$1,203,550**
Part B. Formula Income			
01	PUM formula income	$263.17	$263.17
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$263.17	$263.17
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$555,815**	**$555,815**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$647,735	$647,735
02	Cost of independent audit (Same as Part A, Line 10)	$836	$836
03	Formula amount (greater of Part D, Lines 01 or 02)	**$647,735**	**$647,735**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$647,735
02	Adjustment due to availability of funds		$19,432
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$667,167

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA012000001	$ 3,810,040	$ 3,924,341	$ 3,133,870	$ -	$ 3,133,870	$ 790,471	$ 790,471	
2	MA012000002	$ 173,355	$ 178,556	$ 132,964	$ -	$ 132,964	$ 45,592	$ 45,592	
3	MA012000003	$ 396,223	$ 408,110	$ 308,835	$ -	$ 308,835	$ 99,275	$ 99,275	
4	MA012000005	$ 503,774	$ 518,887	$ 410,217	$ -	$ 410,217	$ 108,670	$ 108,670	
5	MA012000006	$ 666,773	$ 686,776	$ 513,364	$ -	$ 513,364	$ 173,412	$ 173,412	
6	MA012000008	$ 558,002	$ 574,742	$ 479,335	$ -	$ 479,335	$ 95,407	$ 95,407	
7	MA012000011	$ 356,323	$ 367,013	$ 263,149	$ -	$ 263,149	$ 103,864	$ 103,864	
8	MA012000012	$ 655,800	$ 675,474	$ 519,848	$ -	$ 519,848	$ 155,626	$ 155,626	
9	MA012000013	$ 1,441,536	$ 1,484,782	$ 1,146,365	$ -	$ 1,146,365	$ 338,417	$ 338,417	
10	MA012000017	$ 154,919	$ 159,567	$ 95,726	$ -	$ 95,726	$ 63,841	$ 63,841	
11	MA012000018	$ 696,681	$ 717,581	$ 594,826	$ -	$ 594,826	$ 122,755	$ 122,755	
12	MA012000019	$ 64,482	$ 66,416	$ -	$ -	$ -	$ 66,416	$ 66,416	
13	MA012000022	$ 47,601	$ 49,029	$ -	$ -	$ -	$ 49,029	$ 49,029	
	Total	**$ 9,525,509**	**$ 9,811,274**	**$ 7,598,499**	**$ -**	**$ 7,598,499**	**$ 2,212,775**	**$ 2,212,775**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Raymond Mariano
Executive Director
Worcester Housing Authority
40 Belmont Street
Worcester, MA 01605-2655

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA01200000110D

Dear Mr. Mariano:

This letter obligates $790,471 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Worcester Housing Authority 40 Belmont Street Worcester, MA 01605		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY353	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 1 2 0 0 0 0 0 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
085610756	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
556						556

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	6,191	6,191	6,191
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units	108	108	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	69		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above	304		

Operating Fund Project Number:
MA012000001

Calculations Based on Unit Months:				
14	Limited vacancies		69	
15	**Total Unit Months**	**6,672**	**6,368**	**6,191**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			516
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$496.84	$496.84
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$515.72	$515.72
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$3,335,677	$3,284,105
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$366.93	$372.70
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$2,373,303	$2,373,354
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)		
10	Cost of independent audit	$2,216	$2,216
11	Funding for resident participation activities	$12,900	$12,900
12	Asset management fee	$26,688	$26,688
13	Information technology fee	$13,344	$13,344
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$55,148**	**$55,148**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$5,764,128**	**$5,712,607**
Part B. Formula Income			
01	PUM formula income	$298.77	$298.77
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$298.77	$298.77
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$1,932,444**	**$1,902,567**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$3,831,684	$3,810,040
02	Cost of independent audit (Same as Part A, Line 10)	$2,216	$2,216
03	Formula amount (greater of Part D, Lines 01 or 02)	**$3,831,684**	**$3,810,040**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$3,810,040
02	Adjustment due to availability of funds		$114,301
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$3,924,341

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Raymond Mariano
Executive Director
Worcester Housing Authority
40 Belmont Street
Worcester, MA 01605-2655

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA01200000210D

Dear Mr. Mariano:

This letter obligates $45,592 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Worcester Housing Authority 40 Belmont Street Worcester, MA 01605		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY353	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 1 2 0 0 0 0 0 2
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
085610756	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
50						50

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	584	584	584
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	16		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA012000002

Calculations Based on Unit Months:				
14	Limited vacancies		16	
15	**Total Unit Months**	**600**	**600**	**584**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			49
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$356.44	$356.44
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$369.98	$369.98
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$221,988	$221,988
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$180.63	$180.63
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$108,378	$108,378
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$3,766	$3,766
10	Cost of independent audit	$208	$208
11	Funding for resident participation activities	$1,225	$1,225
12	Asset management fee	$2,400	$2,400
13	Information technology fee	$1,200	$1,200
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$8,799**	**$8,799**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$339,165**	**$339,165**
Part B. Formula Income			
01	PUM formula income	$276.35	$276.35
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$276.35	$276.35
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$165,810**	**$165,810**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$173,355	$173,355
02	Cost of independent audit (Same as Part A, Line 10)	$208	$208
03	Formula amount (greater of Part D, Lines 01 or 02)	**$173,355**	**$173,355**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$173,355
02	Adjustment due to availability of funds		$5,201
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$178,556

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Raymond Mariano
Executive Director
Worcester Housing Authority
40 Belmont Street
Worcester, MA 01605-2655

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA01200000310D

Dear Mr. Mariano:

This letter obligates $99,275 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Worcester Housing Authority 40 Belmont Street Worcester, MA 01605		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY353	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 1 2 0 0 0 0 0 3
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
085610756	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
121						121

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,425	1,425	1,425
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	12		12
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		12	
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	15		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA012000003

Calculations Based on Unit Months:				
14	Limited vacancies		15	
15	**Total Unit Months**	**1,452**	**1,452**	**1,437**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			120
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$348.92	$348.92
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$362.18	$362.18
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$525,885	$525,885
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$174.19	$174.19
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$252,924	$252,924
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)		$15,680
10	Cost of independent audit		$502
11	Funding for resident participation activities	$3,000	$3,000
12	Asset management fee	$5,808	$5,808
13	Information technology fee	$2,904	$2,904
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$11,712**	**$27,894**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$790,521**	**$806,703**
Part B. Formula Income			
01	PUM formula income	$282.70	$282.70
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$282.70	$282.70
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$410,480**	**$410,480**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$380,041	$396,223
02	Cost of independent audit (Same as Part A, Line 10)		$502
03	Formula amount (greater of Part D, Lines 01 or 02)	**$380,041**	**$396,223**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$396,223
02	Adjustment due to availability of funds		$11,887
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$408,110

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Raymond Mariano
Executive Director
Worcester Housing Authority
40 Belmont Street
Worcester, MA 01605-2655

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA01200000510D

Dear Mr. Mariano:

This letter obligates $108,670 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Worcester Housing Authority 40 Belmont Street Worcester, MA 01605		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY353	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 1 2 0 0 0 0 0 5
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
085610756	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
133						133

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,534	1,534	1,534
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	12		12
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units	12	12	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		12	
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	26		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above	12		

Operating Fund Project Number:
MA012000005

Calculations Based on Unit Months:				
14	Limited vacancies		26	
15	**Total Unit Months**	**1,596**	**1,584**	**1,546**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			129
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$365.32	$365.32
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$379.20	$379.20
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$605,203	$600,653
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$165.80	$167.06
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$264,617	$264,623
Add-Ons			
07	Self-sufficiency	$20,350	$20,350
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$11,495	$11,495
10	Cost of independent audit	$544	$544
11	Funding for resident participation activities	$3,225	$3,225
12	Asset management fee	$6,384	$6,384
13	Information technology fee	$3,192	$3,192
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$45,190**	**$45,190**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$915,010**	**$910,466**
Part B. Formula Income			
01	PUM formula income	$256.75	$256.75
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$256.75	$256.75
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$409,773**	**$406,692**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$505,237	$503,774
02	Cost of independent audit (Same as Part A, Line 10)	$544	$544
03	Formula amount (greater of Part D, Lines 01 or 02)	**$505,237**	**$503,774**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$503,774
02	Adjustment due to availability of funds		$15,113
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$518,887

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Raymond Mariano
Executive Director
Worcester Housing Authority
40 Belmont Street
Worcester, MA 01605-2655

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA01200000610D

Dear Mr. Mariano:

This letter obligates $173,412 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Worcester Housing Authority 40 Belmont Street Worcester, MA 01605		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY353	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 1 2 0 0 0 0 0 6
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
085610756	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
177						177

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	2,037	2,037	2,037
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	12		12
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization	12	12	
06	Special use units	12	12	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		12	
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	39		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above	12		

Operating Fund Project Number:
MA012000006

Calculations Based on Unit Months:				
14	Limited vacancies		39	
15	**Total Unit Months**	**2,124**	**2,112**	**2,049**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			171
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$359.03	$359.03
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$372.67	$372.67
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$791,551	$787,079
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$172.79	$173.77
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$367,006	$367,002
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$12,053	$12,053
10	Cost of independent audit	$722	$722
11	Funding for resident participation activities	$4,275	$4,275
12	Asset management fee	$8,496	$8,496
13	Information technology fee	$4,248	$4,248
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$29,794**	**$29,794**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$1,188,351**	**$1,183,875**
Part B. Formula Income			
01	PUM formula income	$244.84	$244.84
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$244.84	$244.84
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$520,040**	**$517,102**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$668,311	$666,773
02	Cost of independent audit (Same as Part A, Line 10)	$722	$722
03	Formula amount (greater of Part D, Lines 01 or 02)	**$668,311**	**$666,773**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$666,773
02	Adjustment due to availability of funds		$20,003
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$686,776

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Raymond Mariano
Executive Director
Worcester Housing Authority
40 Belmont Street
Worcester, MA 01605-2655

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA01200000810D

Dear Mr. Mariano:

This letter obligates $95,407 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Worcester Housing Authority 40 Belmont Street Worcester, MA 01605		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY353	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 1 2 0 0 0 0 0 8
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
085610756	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
199						199

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	2,354	2,354	2,354
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	12		12
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		12	
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	22		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA012000008

Calculations Based on Unit Months:				
14	Limited vacancies		22	
15	**Total Unit Months**	**2,388**	**2,388**	**2,366**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			197
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$343.90	$343.90
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$356.97	$356.97
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$852,444	$852,444
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$168.71	$168.71
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$402,879	$402,879
Add-Ons			
07	Self-sufficiency	$11,445	$11,445
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$31,208	$31,208
10	Cost of independent audit	$826	$826
11	Funding for resident participation activities	$4,925	$4,925
12	Asset management fee	$9,552	$9,552
13	Information technology fee	$4,776	$4,776
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$62,732**	**$62,732**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$1,318,055**	**$1,318,055**
Part B. Formula Income			
01	PUM formula income	$318.28	$318.28
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$318.28	$318.28
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$760,053**	**$760,053**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$558,002	$558,002
02	Cost of independent audit (Same as Part A, Line 10)	$826	$826
03	Formula amount (greater of Part D, Lines 01 or 02)	**$558,002**	**$558,002**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$558,002
02	Adjustment due to availability of funds		$16,740
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$574,742

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Raymond Mariano
Executive Director
Worcester Housing Authority
40 Belmont Street
Worcester, MA 01605-2655

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA01200001110D

Dear Mr. Mariano:

This letter obligates $103,864 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Worcester Housing Authority 40 Belmont Street Worcester, MA 01605		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY353	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 1 2 0 0 0 0 1 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
085610756	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
55						55

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	642	642	642
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	18		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA012000011

Calculations Based on Unit Months:				
14	Limited vacancies		18	
15	**Total Unit Months**	**660**	**660**	**642**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			54
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$534.97	$534.97
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$555.30	$555.30
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$366,498	$366,498
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$258.33	$258.33
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$170,498	$170,498
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$2,866	$2,866
10	Cost of independent audit	$228	$228
11	Funding for resident participation activities	$1,350	$1,350
12	Asset management fee	$2,640	$2,640
13	Information technology fee	$1,320	$1,320
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$8,404**	**$8,404**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$545,400**	**$545,400**
Part B. Formula Income			
01	PUM formula income	$286.48	$286.48
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$286.48	$286.48
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$189,077**	**$189,077**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$356,323	$356,323
02	Cost of independent audit (Same as Part A, Line 10)	$228	$228
03	Formula amount (greater of Part D, Lines 01 or 02)	**$356,323**	**$356,323**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$356,323
02	Adjustment due to availability of funds		$10,690
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$367,013

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Raymond Mariano
Executive Director
Worcester Housing Authority
40 Belmont Street
Worcester, MA 01605-2655

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA01200001210D

Dear Mr. Mariano:

This letter obligates $155,626 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Worcester Housing Authority 40 Belmont Street Worcester, MA 01605		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY353	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 1 2 0 0 0 0 1 2
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
085610756	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
166						166

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,933	1,933	1,933
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	12		12
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units	12	12	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		12	
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	23		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above	12		

Operating Fund Project Number:
MA012000012

Calculations Based on Unit Months:				
14	Limited vacancies		23	
15	**Total Unit Months**	**1,992**	**1,980**	**1,945**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			162
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$352.19	$352.19
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$365.57	$365.57
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$728,215	$723,829
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$199.90	$201.11
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$398,201	$398,198
Add-Ons			
07	Self-sufficiency	$12,484	$12,484
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$10,952	$10,952
10	Cost of independent audit	$680	$680
11	Funding for resident participation activities	$4,050	$4,050
12	Asset management fee	$7,968	$7,968
13	Information technology fee	$3,984	$3,984
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$40,118**	**$40,118**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$1,166,534**	**$1,162,145**
Part B. Formula Income			
01	PUM formula income	$255.73	$255.73
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$255.73	$255.73
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$509,414**	**$506,345**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$657,120	$655,800
02	Cost of independent audit (Same as Part A, Line 10)	$680	$680
03	Formula amount (greater of Part D, Lines 01 or 02)	**$657,120**	**$655,800**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$655,800
02	Adjustment due to availability of funds		$19,674
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$675,474

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Raymond Mariano
Executive Director
Worcester Housing Authority
40 Belmont Street
Worcester, MA 01605-2655

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA01200001310D

Dear Mr. Mariano:

This letter obligates $338,417 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Worcester Housing Authority 40 Belmont Street Worcester, MA 01605		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY353	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 1 2 0 0 0 0 1 3
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
085610756	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
431						431

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	5,052	5,052	5,052
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	24		24
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units	24	24	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		24	
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	60		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above	12		

Operating Fund Project Number:
MA012000013

Calculations Based on Unit Months:				
14	Limited vacancies		60	
15	**Total Unit Months**	**5,172**	**5,160**	**5,076**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			423
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$353.63	$353.63
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$367.07	$367.07
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$1,898,486	$1,894,081
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$169.81	$170.20
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$878,257	$878,232
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$48,296	$48,296
10	Cost of independent audit	$1,777	$1,777
11	Funding for resident participation activities	$10,575	$10,575
12	Asset management fee	$20,688	$20,688
13	Information technology fee	$10,344	$10,344
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$91,680**	**$91,680**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$2,868,423**	**$2,863,993**
Part B. Formula Income			
01	PUM formula income	$275.67	$275.67
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$275.67	$275.67
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$1,425,765**	**$1,422,457**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$1,442,658	$1,441,536
02	Cost of independent audit (Same as Part A, Line 10)	$1,777	$1,777
03	Formula amount (greater of Part D, Lines 01 or 02)	**$1,442,658**	**$1,441,536**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$1,441,536
02	Adjustment due to availability of funds		$43,246
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$1,484,782

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Raymond Mariano
Executive Director
Worcester Housing Authority
40 Belmont Street
Worcester, MA 01605-2655

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA01200001710D

Dear Mr. Mariano:

This letter obligates $63,841 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Worcester Housing Authority 40 Belmont Street Worcester, MA 01605		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY353	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 1 2 0 0 0 0 1 7
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
085610756	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
27						27

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	314	314	314
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	0		0
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization	0	0	
06	Special use units	0	0	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		0	
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	10		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA012000017

Calculations Based on Unit Months:				
14	Limited vacancies		10	
15	**Total Unit Months**	**324**	**324**	**314**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			26
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$527.31	$527.31
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$547.35	$547.35
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$1,280,799	$177,341
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$197.32	$105.05
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$461,729	$34,036
Add-Ons			
07	Self-sufficiency	$12,968	$0
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$15,828	$4,353
10	Cost of independent audit	$802	$112
11	Funding for resident participation activities	$4,625	$650
12	Asset management fee	$9,360	$1,296
13	Information technology fee	$4,680	$648
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$48,263**	**$7,059**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$1,790,791**	**$218,436**
Part B. Formula Income			
01	PUM formula income	$285.67	$196.04
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$285.67	$196.04
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$668,468**	**$63,517**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$1,122,323	$154,919
02	Cost of independent audit (Same as Part A, Line 10)	$802	$112
03	Formula amount (greater of Part D, Lines 01 or 02)	**$1,122,323**	**$154,919**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$154,919
02	Adjustment due to availability of funds		$4,648
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$159,567

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Raymond Mariano
Executive Director
Worcester Housing Authority
40 Belmont Street
Worcester, MA 01605-2655

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA01200001810D

Dear Mr. Mariano:

This letter obligates $122,755 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Worcester Housing Authority 40 Belmont Street Worcester, MA 01605		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY353	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 1 2 0 0 0 0 1 8
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
085610756	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
195						195

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	2,210	2,210	2,210
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	12		12
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization	84	84	
06	Special use units	12	12	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		12	
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	10		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above	12		

Operating Fund Project Number:
MA012000018

Calculations Based on Unit Months:				
14	Limited vacancies		10	
15	**Total Unit Months**	**2,340**	**2,328**	**2,222**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			185
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$352.48	$352.48
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$365.87	$365.87
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$118,542	$851,745
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$105.05	$198.34
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$34,036	$461,736
Add-Ons			
07	Self-sufficiency		$12,968
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$4,353	$15,828
10	Cost of independent audit	$112	$802
11	Funding for resident participation activities	$650	$4,625
12	Asset management fee	$1,296	$9,360
13	Information technology fee	$648	$4,680
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$7,059**	**$48,263**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$159,637**	**$1,361,744**
Part B. Formula Income			
01	PUM formula income	$195.04	$285.68
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$195.04	$285.68
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$63,193**	**$665,063**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$96,444	$696,681
02	Cost of independent audit (Same as Part A, Line 10)	$112	$802
03	Formula amount (greater of Part D, Lines 01 or 02)	**$96,444**	**$696,681**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$696,681
02	Adjustment due to availability of funds		$20,900
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$717,581

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Raymond Mariano
Executive Director
Worcester Housing Authority
40 Belmont Street
Worcester, MA 01605-2655

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA01200001910D

Dear Mr. Mariano:

This letter obligates $66,416 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Worcester Housing Authority 40 Belmont Street Worcester, MA 01605		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY353	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 1 2 0 0 0 0 1 9
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
085610756	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
0		50				50

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	0	0	0
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	285	285	285
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	0		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA012000019

Calculations Based on Unit Months:				
14	Limited vacancies		0	
15	**Total Unit Months**	**285**	**285**	**285**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			24
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$316.61	$316.61
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$328.64	$328.64
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$192,912	$93,662
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$102.84	$105.89
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$60,367	$30,179
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$7,458	$3,729
10	Cost of independent audit	$247	$124
11	Funding for resident participation activities	$1,175	$600
12	Asset management fee	$2,400	$1,140
13	Information technology fee	$1,200	$570
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$12,480**	**$6,163**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$265,759**	**$130,004**
Part B. Formula Income			
01	PUM formula income	$229.90	$229.90
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$229.90	$229.90
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$134,951**	**$65,522**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$130,808	$64,482
02	Cost of independent audit (Same as Part A, Line 10)	$247	$124
03	Formula amount (greater of Part D, Lines 01 or 02)	**$130,808**	**$64,482**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$64,482
02	Adjustment due to availability of funds		$1,934
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$66,416

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Raymond Mariano
Executive Director
Worcester Housing Authority
40 Belmont Street
Worcester, MA 01605-2655

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies, LOCCS/PAS Project No. MA01200002210D

Dear Mr. Mariano:

This letter obligates $49,029 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Worcester Housing Authority 40 Belmont Street Worcester, MA 01605		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY353	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 1 2 0 0 0 0 2 2
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
085610756	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
0		44				44

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	0	0	0
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	143	143	143
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization	0	0	
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	0		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA012000022

Calculations Based on Unit Months:				
14	Limited vacancies		0	
15	**Total Unit Months**	**143**	**143**	**143**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			12
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$316.55	$316.55
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$328.58	$328.58
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$173,490	$46,987
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$250.86	$250.05
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$132,454	$35,757
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$242	$121
10	Cost of independent audit	$218	$109
11	Funding for resident participation activities	$600	$300
12	Asset management fee	$2,112	$572
13	Information technology fee	$1,056	$286
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$4,228**	**$1,388**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$310,172**	**$84,132**
Part B. Formula Income			
01	PUM formula income	$255.45	$255.46
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$255.45	$255.46
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$134,878**	**$36,531**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$175,294	$47,601
02	Cost of independent audit (Same as Part A, Line 10)	$218	$109
03	Formula amount (greater of Part D, Lines 01 or 02)	**$175,294**	**$47,601**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$47,601
02	Adjustment due to availability of funds		$1,428
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$49,029

CY 2010 Operating Subsidy Documents
MA013 - Waltham Housing Authority

9/30/2010

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA013000001	$ 528,757	$ 544,620	$ 401,788	$ -	$ 401,788	$ 142,832	$ 142,832	
2	MA013000002	$ 489,706	$ 504,397	$ 371,600	$ -	$ 371,600	$ 132,797	$ 132,797	
	Total	**$ 1,018,463**	**$ 1,049,017**	**$ 773,388**	**$ -**	**$ 773,388**	**$ 275,629**	**$ 275,629**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Walter E. McGuire
Executive Director
Waltham Housing Authority
110 Pond Street
Waltham, MA 02451-4506

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA01300000110D

Dear Mr. McGuire:

This letter obligates $142,832 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Waltham Housing Authority 110 Pond Street Waltham, MA 02451		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY 435	☐ 12/31 ☐ 3/31 ☐ 6/30 ☑ 9/30	M A 0 1 3 0 0 0 0 0 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
781215751	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
145						145

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,693	1,693	1,693
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	47		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA013000001

Calculations Based on Unit Months:				
14	Limited vacancies		47	
15	**Total Unit Months**	**1,740**	**1,740**	**1,693**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			141
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$395.93	$395.93
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$410.98	$410.98
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$715,105	$715,105
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$174.72	$174.72
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$304,013	$304,013
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$15,256	$15,256
10	Cost of independent audit	$2,000	$2,000
11	Funding for resident participation activities	$3,525	$3,525
12	Asset management fee	$6,960	$0
13	Information technology fee	$3,480	$3,480
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$31,221**	**$24,261**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$1,050,339**	**$1,043,379**
Part B. Formula Income			
01	PUM formula income	$295.76	$295.76
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$295.76	$295.76
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$514,622**	**$514,622**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$535,717	$528,757
02	Cost of independent audit (Same as Part A, Line 10)	$2,000	$2,000
03	Formula amount (greater of Part D, Lines 01 or 02)	**$535,717**	**$528,757**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$528,757
02	Adjustment due to availability of funds		$15,863
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$544,620

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Walter E. McGuire
Executive Director
Waltham Housing Authority
110 Pond Street
Waltham, MA 02451-4506

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies, LOCCS/PAS Project No. MA01300000210D

Dear Mr. McGuire:

This letter obligates $132,797 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Waltham Housing Authority 110 Pond Street Waltham, MA 02451		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY 435	☐ 12/31 ☐ 3/31 ☐ 6/30 ☑ 9/30	M A 0 1 3 0 0 0 0 0 2
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
781215751	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
120						120

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,397	1,397	1,397
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	43		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA013000002

Calculations Based on Unit Months:				
14	Limited vacancies		43	
15	**Total Unit Months**	**1,440**	**1,440**	**1,397**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			116
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$395.93	$395.93
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$410.98	$410.98
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$591,811	$591,811
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$236.22	$236.22
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$340,157	$340,157
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)		
10	Cost of independent audit		
11	Funding for resident participation activities	$2,900	$2,900
12	Asset management fee	$5,760	$0
13	Information technology fee	$2,880	$2,880
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$11,540**	**$5,780**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$943,508**	**$937,748**
Part B. Formula Income			
01	PUM formula income	$311.14	$311.14
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$311.14	$311.14
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$448,042**	**$448,042**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$495,466	$489,706
02	Cost of independent audit (Same as Part A, Line 10)		
03	Formula amount (greater of Part D, Lines 01 or 02)	**$495,466**	**$489,706**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$489,706
02	Adjustment due to availability of funds		$14,691
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$504,397

CY 2010 Operating Subsidy Documents
MA014 - Revere Housing Authority

9/30/2010

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA014000001	$ 916,032	$ 943,513	$ 687,024	$ -	$ 687,024	$ 256,489	$ 256,489	
	Total	**$ 916,032**	**$ 943,513**	**$ 687,024**	**$ -**	**$ 687,024**	**$ 256,489**	**$ 256,489**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Ms. Linda Shaw
Executive Director
Revere Housing Authority
70 Cooledge Street
Revere, MA 02151-2963

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA01400000110D

Dear Ms. Shaw:

This letter obligates $256,489 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Revere Housing Authority 70 Cooledge Street Revere, MA 02151		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY413	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 1 4 0 0 0 0 0 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
083388595	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
194						194

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	2,305	2,305	2,305
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	23		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA014000001

Calculations Based on Unit Months:				
14	Limited vacancies		23	
15	**Total Unit Months**	**2,328**	**2,328**	**2,305**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			192
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$443.69	$443.69
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$460.55	$460.55
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$1,072,160	$1,072,160
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$264.48	$264.48
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$615,709	$615,709
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$24,147	$24,147
10	Cost of independent audit	$1,282	$1,282
11	Funding for resident participation activities	$4,800	$4,800
12	Asset management fee	$0	$0
13	Information technology fee	$4,656	$4,656
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$34,885**	**$34,885**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$1,722,754**	**$1,722,754**
Part B. Formula Income			
01	PUM formula income	$346.53	$346.53
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$346.53	$346.53
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$806,722**	**$806,722**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$916,032	$916,032
02	Cost of independent audit (Same as Part A, Line 10)	$1,282	$1,282
03	Formula amount (greater of Part D, Lines 01 or 02)	**$916,032**	**$916,032**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$916,032
02	Adjustment due to availability of funds		$27,481
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$943,513

CY 2010 Operating Subsidy Documents
MA015 - Medford Housing Authority

9/30/2010

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA015000001	$ 1,456,987	$ 1,500,697	$ 1,110,092	$ -	$ 1,110,092	$ 390,605	$ 390,605	
	Total	**$ 1,456,987**	**$ 1,500,697**	**$ 1,110,092**	**$ -**	**$ 1,110,092**	**$ 390,605**	**$ 390,605**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Robert Covelle
Executive Director
Medford Housing Authority
121 Riverside Avenue
Medford, MA 02155

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA01500000110D

Dear Mr. Covelle:

This letter obligates $390,605 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Medford Housing Authority 121 Riverside Avenue Medford, MA 02155		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY-470	☐ 12/31 ☐ 3/31 ☐ 6/30 ☑ 9/30	M A 0 1 5 0 0 0 0 0 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
011992567	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
482						482

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	5,692	5,692	5,692
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization	2	2	
06	Special use units	12	12	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	66		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above	12		

Operating Fund Project Number:
MA015000001

Calculations Based on Unit Months:				
14	Limited vacancies		66	
15	**Total Unit Months**	**5,784**	**5,772**	**5,692**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			474
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee		0	

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$413.76	$413.76
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$429.48	$429.48
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$2,478,959	$2,478,959
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$195.96	$195.96
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$1,131,081	$1,131,081
Add-Ons			
07	Self-sufficiency	$0	$0
08	Energy loan amortization	$0	$0
09	Payment in lieu of taxes (PILOT)	$89,295	$89,295
10	Cost of independent audit	$1,937	$1,937
11	Funding for resident participation activities	$11,850	$11,850
12	Asset management fee	$23,136	$0
13	Information technology fee	$11,568	$11,568
14	Asset repositioning fee	$0	$0
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$137,786**	**$114,650**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$3,747,826**	**$3,724,690**
Part B. Formula Income			
01	PUM formula income	$392.88	$392.88
02	PUM change in utility allowances	$0.00	$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$392.88	$392.88
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$2,267,703**	**$2,267,703**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$1,480,123	$1,456,987
02	Cost of independent audit (Same as Part A, Line 10)	$1,937	$1,937
03	Formula amount (greater of Part D, Lines 01 or 02)	**$1,480,123**	**$1,456,987**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$1,456,987
02	Adjustment due to availability of funds		$43,710
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$1,500,697

CY 2010 Operating Subsidy Documents
MA016 - Chelsea Housing Authority

9/30/2010

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA016000001	$ 1,825,953	$ 1,880,732	$ 1,382,281	$ -	$ 1,382,281	$ 498,451	$ 498,451	
	Total	**$ 1,825,953**	**$ 1,880,732**	**$ 1,382,281**	**$ -**	**$ 1,382,281**	**$ 498,451**	**$ 498,451**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Michael McLaughlin
Executive Director
Chelsea Housing Authority
54 Locke Street
Chelsea, MA 02150-2250

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA01600000110D

Dear Mr. McLaughlin:

This letter obligates $498,451 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Chelsea Housing Authority 54 Locke Street Chelsea, MA 02150		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
B-58	☑ 12/31 ☐ 3/31 ☐ 6/30 ☐ 9/30	M A 0 1 6 0 0 0 0 0 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
047604962	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
356		0		0		356

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	4,162	4,162	4,162
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	36		36
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization	12	12	
06	Special use units	48	48	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		24	
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses	0	0	
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	14		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA016000001

Calculations Based on Unit Months:				
14	Limited vacancies		14	
15	**Total Unit Months**	**4,272**	**4,260**	**4,198**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			350
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$441.72	$441.72
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$458.51	$458.51
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$1,958,755	$1,953,253
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$274.52	$275.29
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$1,172,749	$1,172,735
Add-Ons			
07	Self-sufficiency	$15,984	$16,030
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$16,682	$16,682
10	Cost of independent audit	$4,000	$4,000
11	Funding for resident participation activities	$8,750	$8,750
12	Asset management fee	$17,088	$0
13	Information technology fee	$8,544	$8,544
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$71,048**	**$54,006**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$3,202,552**	**$3,179,994**
Part B. Formula Income			
01	PUM formula income	$317.85	$317.85
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$317.85	$317.85
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$1,357,855**	**$1,354,041**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$1,844,697	$1,825,953
02	Cost of independent audit (Same as Part A, Line 10)	$4,000	$4,000
03	Formula amount (greater of Part D, Lines 01 or 02)	**$1,844,697**	**$1,825,953**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$1,825,953
02	Adjustment due to availability of funds		$54,779
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$1,880,732

CY 2010 Operating Subsidy Documents
MA017 - Taunton Housing Authority

9/30/2010

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA017000001	$ 893,069	$ 919,861	$ 675,202	$ -	$ 675,202	$ 244,659	$ 244,659	
2	MA017000002	$ 607,711	$ 625,942	$ 459,632	$ -	$ 459,632	$ 166,310	$ 166,310	
	Total	**$ 1,500,780**	**$ 1,545,803**	**$ 1,134,834**	**$ -**	**$ 1,134,834**	**$ 410,969**	**$ 410,969**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Ms. Colleen M. Doherty
Executive Director
Taunton Housing Authority
30 Olney Street
Suite B
Taunton, MA 02780-4141

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies, LOCCS/PAS Project No. MA01700000110D

Dear Ms. Doherty:

This letter obligates $244,659 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Taunton Housing Authority 30 Olney Street Taunton, MA 02780		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY 370	☑ 12/31 ☐ 3/31 ☐ 6/30 ☐ 9/30	M A 0 1 7 0 0 0 0 0 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
616268686	101	BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
150						150

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,667	1,667	1,667
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units	12	12	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	121		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA017000001

Calculations Based on Unit Months:				
14	Limited vacancies		54	
15	**Total Unit Months**	**1,800**	**1,733**	**1,667**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			139
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$432.47	$432.47
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$448.90	$448.90
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$777,944	$777,944
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$235.05	$235.05
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$407,342	$407,342
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$22,257	$22,257
10	Cost of independent audit	$2,730	$2,730
11	Funding for resident participation activities	$3,475	$3,475
12	Asset management fee	$7,200	$0
13	Information technology fee	$3,600	$3,600
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$39,262**	**$32,062**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$1,224,548**	**$1,217,348**
Part B. Formula Income			
01	PUM formula income	$187.12	$187.12
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$187.12	$187.12
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$324,279**	**$324,279**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$900,269	$893,069
02	Cost of independent audit (Same as Part A, Line 10)	$2,730	$2,730
03	Formula amount (greater of Part D, Lines 01 or 02)	**$900,269**	**$893,069**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$893,069
02	Adjustment due to availability of funds		$26,792
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$919,861

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Ms. Colleen M. Doherty
Executive Director
Taunton Housing Authority
30 Olney Street
Suite B
Taunton, MA 02780-4141

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies, LOCCS/PAS Project No. MA01700000210D

Dear Ms. Doherty:

This letter obligates $166,310 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Taunton Housing Authority 30 Olney Street Taunton, MA 02780		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY 370	☑ 12/31 ☐ 3/31 ☐ 6/30 ☐ 9/30	M A 0 1 7 0 0 0 0 0 2
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
616268686	101	BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
176						176

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	2,100	2,100	2,100
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	12		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA017000002

Calculations Based on Unit Months:				
14	Limited vacancies		12	
15	**Total Unit Months**	**2,112**	**2,112**	**2,100**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			175
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$432.47	$432.47
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$448.90	$448.90
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$948,077	$948,077
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$135.65	$137.22
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$286,493	$289,809
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)		
10	Cost of independent audit		
11	Funding for resident participation activities	$4,375	$4,375
12	Asset management fee	$8,448	$0
13	Information technology fee	$4,224	$4,224
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$17,047**	**$8,599**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$1,251,617**	**$1,246,485**
Part B. Formula Income			
01	PUM formula income	$302.45	$302.45
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$302.45	$302.45
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$638,774**	**$638,774**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$612,843	$607,711
02	Cost of independent audit (Same as Part A, Line 10)		
03	Formula amount (greater of Part D, Lines 01 or 02)	**$612,843**	**$607,711**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$607,711
02	Adjustment due to availability of funds		$18,231
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$625,942

CY 2010 Operating Subsidy Documents
MA019 - Woburn Housing Authority

9/30/2010

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA019000001	$ 520,582	$ 536,199	$ 386,774	$ -	$ 386,774	$ 149,425	$ 149,425	
	Total	**$ 520,582**	**$ 536,199**	**$ 386,774**	**$ -**	**$ 386,774**	**$ 149,425**	**$ 149,425**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Robert McNabb
Executive Director
Woburn Housing Authority
59 Campbell Street
Woburn, MA 01801-3612

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA01900000110D

Dear Mr. McNabb:

This letter obligates $149,425 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Woburn Housing Authority 59 Campbell Street Woburn, MA 01801		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
B-40	☐ 12/31 ☐ 3/31 ☑ 6/30 ☐ 9/30	M A 0 1 9 0 0 0 0 0 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
092186931	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
100		0		0		100

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,188	1,188	1,188
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	12		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA019000001

Calculations Based on Unit Months:				
14	Limited vacancies		12	
15	**Total Unit Months**	**1,200**	**1,200**	**1,188**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			99
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$519.36	$519.36
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$539.10	$539.10
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$646,920	$646,920
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$274.47	$274.47
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$329,364	$329,364
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$16,261	$16,261
10	Cost of independent audit	$750	$750
11	Funding for resident participation activities	$2,475	$2,475
12	Asset management fee	$0	$0
13	Information technology fee	$2,400	$2,400
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$21,886**	**$21,886**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$998,170**	**$998,170**
Part B. Formula Income			
01	PUM formula income	$397.99	$397.99
02	PUM change in utility allowances	$0.00	$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$397.99	$397.99
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$477,588**	**$477,588**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$520,582	$520,582
02	Cost of independent audit (Same as Part A, Line 10)	$750	$750
03	Formula amount (greater of Part D, Lines 01 or 02)	**$520,582**	**$520,582**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$520,582
02	Adjustment due to availability of funds		$15,617
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$536,199

CY 2010 Operating Subsidy Documents
MA020 - Quincy Housing Authority

9/30/2010

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA020000001	$ 1,198,787	$ 1,234,751	$ 910,054	$ -	$ 910,054	$ 324,697	$ 324,697	
2	MA020000002	$ 620,475	$ 639,089	$ 469,947	$ -	$ 469,947	$ 169,142	$ 169,142	
3	MA020000004	$ 1,067,986	$ 1,100,026	$ 808,434	$ -	$ 808,434	$ 291,592	$ 291,592	
4	MA020000006	$ 81,770	$ 84,223	$ 61,730	$ -	$ 61,730	$ 22,493	$ 22,493	
	Total	**$ 2,969,018**	**$ 3,058,089**	**$ 2,250,165**	**$ -**	**$ 2,250,165**	**$ 807,924**	**$ 807,924**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Joseph MacRitchie
Executive Director
Quincy Housing Authority
80 Clay Street
Quincy, MA 02170-2745

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA02000000110D

Dear Mr. MacRitchie:

This letter obligates $324,697 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Quincy Housing Authority 80 Clay Street Quincy, MA 02170		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY532	☐ 12/31 ☐ 3/31 ☑ 6/30 ☐ 9/30	M A 0 2 0 0 0 0 0 0 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
084649193	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
179						179

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	2,101	2,101	2,101
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization	12	12	
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	23		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above	12		

Operating Fund Project Number:
MA020000001

Calculations Based on Unit Months:				
14	Limited vacancies		23	
15	**Total Unit Months**	**2,148**	**2,136**	**2,101**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			175
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$514.83	$514.83
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$534.39	$534.39
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$1,147,870	$1,141,457
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$467.36	$469.98
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$1,003,889	$1,003,877
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$3,913	$3,913
10	Cost of independent audit	$1,743	$1,743
11	Funding for resident participation activities	$4,375	$4,375
12	Asset management fee	$8,592	$8,592
13	Information technology fee	$4,296	$4,296
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$22,919**	**$22,919**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$2,174,678**	**$2,168,253**
Part B. Formula Income			
01	PUM formula income	$453.87	$453.87
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$453.87	$453.87
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$974,913**	**$969,466**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$1,199,765	$1,198,787
02	Cost of independent audit (Same as Part A, Line 10)	$1,743	$1,743
03	Formula amount (greater of Part D, Lines 01 or 02)	**$1,199,765**	**$1,198,787**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$1,198,787
02	Adjustment due to availability of funds		$35,964
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$1,234,751

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Joseph MacRitchie
Executive Director
Quincy Housing Authority
80 Clay Street
Quincy, MA 02170-2745

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA02000000210D

Dear Mr. MacRitchie:

This letter obligates $169,142 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Quincy Housing Authority 80 Clay Street Quincy, MA 02170		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY532	☐ 12/31 ☐ 3/31 ☑ 6/30 ☐ 9/30	M A 0 2 0 0 0 0 0 0 2
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
084649193	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
156						156

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,859	1,859	1,859
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	13		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA020000002

Calculations Based on Unit Months:				
14	Limited vacancies		13	
15	**Total Unit Months**	**1,872**	**1,872**	**1,859**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			155
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$385.01	$385.01
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$399.64	$399.64
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$748,126	$748,126
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$225.21	$221.94
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$421,593	$415,472
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$11,518	$11,518
10	Cost of independent audit	$1,512	$1,512
11	Funding for resident participation activities	$3,875	$3,875
12	Asset management fee	$7,488	$7,488
13	Information technology fee	$3,744	$3,744
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$28,137**	**$28,137**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$1,197,856**	**$1,191,735**
Part B. Formula Income			
01	PUM formula income	$305.16	$305.16
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$305.16	$305.16
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$571,260**	**$571,260**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$626,596	$620,475
02	Cost of independent audit (Same as Part A, Line 10)	$1,512	$1,512
03	Formula amount (greater of Part D, Lines 01 or 02)	**$626,596**	**$620,475**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$620,475
02	Adjustment due to availability of funds		$18,614
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$639,089

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Joseph MacRitchie
Executive Director
Quincy Housing Authority
80 Clay Street
Quincy, MA 02170-2745

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies, LOCCS/PAS Project No. MA02000000410D

Dear Mr. MacRitchie:

This letter obligates $291,592 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Quincy Housing Authority 80 Clay Street Quincy, MA 02170		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY532	☐ 12/31 ☐ 3/31 ☑ 6/30 ☐ 9/30	M A 0 2 0 0 0 0 0 0 4
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
084649193	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
274						274

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	3,271	3,271	3,271
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	17		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA020000004

Calculations Based on Unit Months:				
14	Limited vacancies		17	
15	**Total Unit Months**	**3,288**	**3,288**	**3,271**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			273
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$393.33	$393.33
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$408.28	$408.28
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$1,347,324	$1,342,425
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$190.10	$188.22
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$627,330	$618,867
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$38,566	$38,566
10	Cost of independent audit	$2,657	$2,657
11	Funding for resident participation activities	$6,825	$6,825
12	Asset management fee	$13,200	$13,152
13	Information technology fee	$6,600	$6,576
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$67,848**	**$67,776**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$2,042,502**	**$2,029,068**
Part B. Formula Income			
01	PUM formula income	$292.30	$292.30
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$292.30	$292.30
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$964,590**	**$961,082**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$1,077,912	$1,067,986
02	Cost of independent audit (Same as Part A, Line 10)	$2,657	$2,657
03	Formula amount (greater of Part D, Lines 01 or 02)	**$1,077,912**	**$1,067,986**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$1,067,986
02	Adjustment due to availability of funds		$32,040
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$1,100,026

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Joseph MacRitchie
Executive Director
Quincy Housing Authority
80 Clay Street
Quincy, MA 02170-2745

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA02000000610D

Dear Mr. MacRitchie:

This letter obligates $22,493 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Quincy Housing Authority 80 Clay Street Quincy, MA 02170		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY532	☐ 12/31 ☐ 3/31 ☑ 6/30 ☐ 9/30	M A 0 2 0 0 0 0 0 0 6
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
084649193	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
40						40

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	470	470	470
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	10		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA020000006

Calculations Based on Unit Months:				
14	Limited vacancies		10	
15	**Total Unit Months**	**480**	**480**	**470**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			39
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$370.44	$370.44
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$384.52	$384.52
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$184,570	$184,570
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$171.49	$170.37
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$82,315	$81,778
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$10,080	$10,080
10	Cost of independent audit	$389	$389
11	Funding for resident participation activities	$975	$975
12	Asset management fee	$1,920	$1,920
13	Information technology fee	$960	$960
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$14,324**	**$14,324**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$281,209**	**$280,672**
Part B. Formula Income			
01	PUM formula income	$414.38	$414.38
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$414.38	$414.38
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$198,902**	**$198,902**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$82,307	$81,770
02	Cost of independent audit (Same as Part A, Line 10)	$389	$389
03	Formula amount (greater of Part D, Lines 01 or 02)	**$82,307**	**$81,770**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$81,770
02	Adjustment due to availability of funds		$2,453
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$84,223

CY 2010 Operating Subsidy Documents
MA021 - Clinton Housing Authority

9/30/2010

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA021000001	$ 347,356	$ 357,777	$ 260,517	$ -	$ 260,517	$ 97,260	$ 97,260	
	Total	**$ 347,356**	**$ 357,777**	**$ 260,517**	**$ -**	**$ 260,517**	**$ 97,260**	**$ 97,260**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Ms. Maryellen Donnelly
Executive Director
Clinton Housing Authority
58 Fitch Road
Clinton, MA 01510-1816

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA02100000110D

Dear Ms. Donnelly:

This letter obligates $97,260 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Clinton Housing Authority 58 Fitch Road Clinton, MA 01510		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY 298	☐ 12/31 ☐ 3/31 ☑ 6/30 ☐ 9/30	M A 0 2 1 0 0 0 0 0 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
961519576	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
100		0		0		100

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,132	1,132	1,132
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units	12	12	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	56		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA021000001

Calculations Based on Unit Months:				
14	Limited vacancies		56	
15	**Total Unit Months**	**1,200**	**1,200**	**1,132**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			94
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$448.58	$448.58
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$465.63	$465.63
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$558,756	$558,756
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$150.18	$150.18
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$180,216	$180,216
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$22,498	$22,498
10	Cost of independent audit	$3,920	$3,920
11	Funding for resident participation activities	$2,350	$2,350
12	Asset management fee	$0	$0
13	Information technology fee	$2,400	$2,400
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$31,168**	**$31,168**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$770,140**	**$770,140**
Part B. Formula Income			
01	PUM formula income	$352.32	$352.32
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$352.32	$352.32
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$422,784**	**$422,784**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$347,356	$347,356
02	Cost of independent audit (Same as Part A, Line 10)	$3,920	$3,920
03	Formula amount (greater of Part D, Lines 01 or 02)	**$347,356**	**$347,356**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$347,356
02	Adjustment due to availability of funds		$10,421
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$357,777

CY 2010 Operating Subsidy Documents
MA022 - Malden Housing Authority

9/30/2010

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA022000001	$ 1,404,263	$ 1,446,391	$ 1,053,197	$ -	$ 1,053,197	$ 393,194	$ 393,194	
2	MA022000002	$ 306,496	$ 315,691	$ 229,872	$ -	$ 229,872	$ 85,819	$ 85,819	
3	MA022000003	$ 561,444	$ 578,287	$ 421,083	$ -	$ 421,083	$ 157,204	$ 157,204	
4	MA022000004	$ 491,495	$ 506,240	$ 368,621	$ -	$ 368,621	$ 137,619	$ 137,619	
5	MA022000005	$ 588,398	$ 606,050	$ 441,299	$ -	$ 441,299	$ 164,751	$ 164,751	
6	MA022000006	$ 269,430	$ 277,513	$ 202,073	$ -	$ 202,073	$ 75,440	$ 75,440	
	Total	**$ 3,621,526**	**$ 3,730,172**	**$ 2,716,145**	**$ -**	**$ 2,716,145**	**$ 1,014,027**	**$ 1,014,027**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Stephen Finn
Executive Director
Malden Housing Authority
630 Salem Street
Malden, MA 02148-4361

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA02200000110D

Dear Mr. Finn:

This letter obligates $393,194 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Malden Housing Authority 630 Salem Street Malden, MA 02148		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY 468	☐ 12/31 ☐ 3/31 ☐ 6/30 ☑ 9/30	M A 0 2 2 0 0 0 0 0 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
021000757	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
265						265

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	3,166	3,166	3,166
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	14		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA022000001

Calculations Based on Unit Months:				
14	Limited vacancies		14	
15	**Total Unit Months**	**3,180**	**3,180**	**3,166**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			264
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$517.00	$517.00
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$536.65	$536.65
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$1,706,547	$1,706,547
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$302.16	$302.16
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$960,869	$960,869
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$26,780	$26,780
10	Cost of independent audit	$621	$621
11	Funding for resident participation activities	$6,600	$6,600
12	Asset management fee	$12,720	$12,720
13	Information technology fee	$6,360	$6,360
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$53,081**	**$53,081**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$2,720,497**	**$2,720,497**
Part B. Formula Income			
01	PUM formula income	$413.91	$413.91
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$413.91	$413.91
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$1,316,234**	**$1,316,234**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$1,404,263	$1,404,263
02	Cost of independent audit (Same as Part A, Line 10)	$621	$621
03	Formula amount (greater of Part D, Lines 01 or 02)	**$1,404,263**	**$1,404,263**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$1,404,263
02	Adjustment due to availability of funds		$42,128
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$1,446,391

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Stephen Finn
Executive Director
Malden Housing Authority
630 Salem Street
Malden, MA 02148-4361

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA02200000210D

Dear Mr. Finn:

This letter obligates $85,819 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Malden Housing Authority 630 Salem Street Malden, MA 02148		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY 468	☐ 12/31 ☐ 3/31 ☐ 6/30 ☑ 9/30	M A 0 2 2 0 0 0 0 0 2
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
021000757	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
100						100

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,194	1,194	1,194
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	6		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA022000002

Calculations Based on Unit Months:				
14	Limited vacancies		6	
15	**Total Unit Months**	**1,200**	**1,200**	**1,194**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			100
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$391.38	$391.38
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$406.25	$406.25
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$487,500	$487,500
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$153.21	$153.21
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$183,852	$183,852
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$16,371	$16,371
10	Cost of independent audit	$621	$621
11	Funding for resident participation activities	$2,500	$2,500
12	Asset management fee	$4,800	$4,800
13	Information technology fee	$2,400	$2,400
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$26,692**	**$26,692**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$698,044**	**$698,044**
Part B. Formula Income			
01	PUM formula income	$326.29	$326.29
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$326.29	$326.29
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$391,548**	**$391,548**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$306,496	$306,496
02	Cost of independent audit (Same as Part A, Line 10)	$621	$621
03	Formula amount (greater of Part D, Lines 01 or 02)	**$306,496**	**$306,496**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$306,496
02	Adjustment due to availability of funds		$9,195
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$315,691

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Stephen Finn
Executive Director
Malden Housing Authority
630 Salem Street
Malden, MA 02148-4361

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA02200000310D

Dear Mr. Finn:

This letter obligates $157,204 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Malden Housing Authority 630 Salem Street Malden, MA 02148		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY 468	☐ 12/31 ☐ 3/31 ☐ 6/30 ☑ 9/30	M A 0 2 2 0 0 0 0 0 3
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
021000757	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
216						216

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	2,580	2,580	2,580
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	12		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA022000003

Calculations Based on Unit Months:				
14	Limited vacancies		12	
15	**Total Unit Months**	**2,592**	**2,592**	**2,580**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			215
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$383.44	$383.44
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$398.01	$398.01
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$1,031,642	$1,031,642
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$146.69	$146.69
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$380,220	$380,220
Add-Ons			
07	Self-sufficiency	$57,348	$57,348
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$49,015	$49,015
10	Cost of independent audit	$1,342	$1,342
11	Funding for resident participation activities	$5,375	$5,375
12	Asset management fee	$10,368	$10,368
13	Information technology fee	$5,184	$5,184
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$128,632**	**$128,632**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$1,540,494**	**$1,540,494**
Part B. Formula Income			
01	PUM formula income	$377.72	$377.72
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$377.72	$377.72
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$979,050**	**$979,050**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$561,444	$561,444
02	Cost of independent audit (Same as Part A, Line 10)	$1,342	$1,342
03	Formula amount (greater of Part D, Lines 01 or 02)	**$561,444**	**$561,444**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$561,444
02	Adjustment due to availability of funds		$16,843
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$578,287

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Stephen Finn
Executive Director
Malden Housing Authority
630 Salem Street
Malden, MA 02148-4361

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA02200000410D

Dear Mr. Finn:

This letter obligates $137,619 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Malden Housing Authority 630 Salem Street Malden, MA 02148		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY 468	☐ 12/31 ☐ 3/31 ☐ 6/30 ☑ 9/30	M A 0 2 2 0 0 0 0 0 4
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
021000757	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
124						124

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,467	1,467	1,467
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	21		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA022000004

Calculations Based on Unit Months:				
14	Limited vacancies		21	
15	**Total Unit Months**	**1,488**	**1,488**	**1,467**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			122
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$391.46	$391.46
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$406.34	$406.34
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$604,634	$604,634
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$206.05	$206.05
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$306,602	$306,602
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$11,798	$11,798
10	Cost of independent audit	$770	$770
11	Funding for resident participation activities	$3,050	$3,050
12	Asset management fee	$5,952	$5,952
13	Information technology fee	$2,976	$2,976
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$24,546**	**$24,546**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$935,782**	**$935,782**
Part B. Formula Income			
01	PUM formula income	$298.58	$298.58
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$298.58	$298.58
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$444,287**	**$444,287**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$491,495	$491,495
02	Cost of independent audit (Same as Part A, Line 10)	$770	$770
03	Formula amount (greater of Part D, Lines 01 or 02)	**$491,495**	**$491,495**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$491,495
02	Adjustment due to availability of funds		$14,745
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$506,240

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Stephen Finn
Executive Director
Malden Housing Authority
630 Salem Street
Malden, MA 02148-4361

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA02200000510D

Dear Mr. Finn:

This letter obligates $164,751 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Malden Housing Authority 630 Salem Street Malden, MA 02148		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY 468	☐ 12/31 ☐ 3/31 ☐ 6/30 ☑ 9/30	M A 0 2 2 0 0 0 0 0 5
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
021000757	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
172						172

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	2,054	2,054	2,054
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	10		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA022000005

Calculations Based on Unit Months:				
14	Limited vacancies		10	
15	**Total Unit Months**	**2,064**	**2,064**	**2,054**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			171
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$381.15	$381.15
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$395.63	$395.63
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$816,580	$816,580
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$186.67	$186.67
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$385,287	$385,287
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$23,235	$23,235
10	Cost of independent audit	$1,069	$1,069
11	Funding for resident participation activities	$4,275	$4,275
12	Asset management fee	$8,256	$8,256
13	Information technology fee	$4,128	$4,128
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$40,963**	**$40,963**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$1,242,830**	**$1,242,830**
Part B. Formula Income			
01	PUM formula income	$317.06	$317.07
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$317.06	$317.07
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$654,412**	**$654,432**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$588,418	$588,398
02	Cost of independent audit (Same as Part A, Line 10)	$1,069	$1,069
03	Formula amount (greater of Part D, Lines 01 or 02)	**$588,418**	**$588,398**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$588,398
02	Adjustment due to availability of funds		$17,652
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$606,050

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Stephen Finn
Executive Director
Malden Housing Authority
630 Salem Street
Malden, MA 02148-4361

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA02200000610D

Dear Mr. Finn:

This letter obligates $75,440 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Malden Housing Authority 630 Salem Street Malden, MA 02148		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY 468	☐ 12/31 ☐ 3/31 ☐ 6/30 ☑ 9/30	M A 0 2 2 0 0 0 0 0 6
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
021000757	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
110						110

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,315	1,315	1,315
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	5		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA022000006

Calculations Based on Unit Months:				
14	Limited vacancies		5	
15	**Total Unit Months**	**1,320**	**1,320**	**1,315**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			110
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$365.20	$365.20
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$379.08	$379.08
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$500,386	$500,386
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$158.17	$158.17
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$208,784	$208,784
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$24,873	$24,873
10	Cost of independent audit	$683	$683
11	Funding for resident participation activities	$2,750	$2,750
12	Asset management fee	$5,280	$5,280
13	Information technology fee	$2,640	$2,640
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$36,226**	**$36,226**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$745,396**	**$745,396**
Part B. Formula Income			
01	PUM formula income	$360.58	$360.58
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$360.58	$360.58
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$475,966**	**$475,966**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$269,430	$269,430
02	Cost of independent audit (Same as Part A, Line 10)	$683	$683
03	Formula amount (greater of Part D, Lines 01 or 02)	**$269,430**	**$269,430**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$269,430
02	Adjustment due to availability of funds		$8,083
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$277,513

CY 2010 Operating Subsidy Documents
MA023 - Lynn Housing Authority

9/30/2010

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA023000001	$ 2,472,960	$ 2,547,149	$ 1,871,244	$ -	$ 1,871,244	$ 675,905	$ 675,905	
	Total	**$ 2,472,960**	**$ 2,547,149**	**$ 1,871,244**	**$ -**	**$ 1,871,244**	**$ 675,905**	**$ 675,905**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Charles Gaeta
Executive Director
Lynn Housing Authority
10 Church Street
Lynn, MA 01902-2513

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA02300000110D

Dear Mr. Gaeta:

This letter obligates $675,905 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Lynn Housing Authority 10 Church Street Lynn, MA 01902		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY 434	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 2 3 0 0 0 0 0 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
780891479	101	BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
459						459

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	5,223	5,223	5,223
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization	120	120	
06	Special use units	36	36	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	129		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA023000001

Calculations Based on Unit Months:				
14	Limited vacancies		129	
15	**Total Unit Months**	**5,508**	**5,508**	**5,223**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			435
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$449.10	$449.10
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$466.17	$466.17
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$2,567,664	$2,567,664
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$266.68	$266.68
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$1,468,873	$1,468,873
Add-Ons			
07	Self-sufficiency	$54,967	$54,967
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$15,285	$15,285
10	Cost of independent audit	$2,849	$2,849
11	Funding for resident participation activities	$10,875	$10,875
12	Asset management fee	$22,032	$0
13	Information technology fee	$11,016	$11,016
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$117,024**	**$94,992**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$4,153,561**	**$4,131,529**
Part B. Formula Income			
01	PUM formula income	$301.12	$301.12
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$301.12	$301.12
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$1,658,569**	**$1,658,569**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$2,494,992	$2,472,960
02	Cost of independent audit (Same as Part A, Line 10)	$2,849	$2,849
03	Formula amount (greater of Part D, Lines 01 or 02)	**$2,494,992**	**$2,472,960**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$2,472,960
02	Adjustment due to availability of funds		$74,189
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$2,547,149

CY 2010 Operating Subsidy Documents
MA024 - Brockton Housing Authority

9/30/2010

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA024000001	$ 1,440,416	$ 1,483,628	$ 1,080,312	$ -	$ 1,080,312	$ 403,316	$ 403,316	
2	MA024000002	$ 3,952,606	$ 4,071,184	$ 2,964,455	$ -	$ 2,964,455	$ 1,106,729	$ 1,106,729	
	Total	**$ 5,393,022**	**$ 5,554,812**	**$ 4,044,767**	**$ -**	**$ 4,044,767**	**$ 1,510,045**	**$ 1,510,045**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Richard J. Sergi
Executive Director
Brockton Housing Authority
PO Box 340
45 Goddard Road
Brockton, MA 02303-0340

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies, LOCCS/PAS Project No. MA02400000110D

Dear Mr. Sergi:

This letter obligates $403,316 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Brockton Housing Authority PO Box 340 Brockton, MA 02303		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY 421	☑ 12/31 ☐ 3/31 ☐ 6/30 ☐ 9/30	M A 0 2 4 0 0 0 0 0 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
879325140	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
221						221

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	2,553	2,553	2,553
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization	24	24	
06	Special use units	12	12	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters	0	0	
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	63		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA024000001

Calculations Based on Unit Months:				
14	Limited vacancies		63	
15	**Total Unit Months**	**2,652**	**2,652**	**2,553**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			213
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$482.59	$482.59
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$500.93	$500.93
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$1,328,466	$1,328,466
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$387.19	$387.19
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$1,026,828	$1,026,828
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$0	$0
10	Cost of independent audit	$1,897	$1,897
11	Funding for resident participation activities	$5,325	$5,325
12	Asset management fee	$10,608	$10,608
13	Information technology fee	$5,304	$5,304
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$23,134**	**$23,134**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$2,378,428**	**$2,378,428**
Part B. Formula Income			
01	PUM formula income	$353.70	$353.70
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$353.70	$353.70
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$938,012**	**$938,012**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$1,440,416	$1,440,416
02	Cost of independent audit (Same as Part A, Line 10)	$1,897	$1,897
03	Formula amount (greater of Part D, Lines 01 or 02)	**$1,440,416**	**$1,440,416**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$1,440,416
02	Adjustment due to availability of funds		$43,212
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$1,483,628

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Richard J. Sergi
Executive Director
Brockton Housing Authority
PO Box 340
45 Goddard Road
Brockton, MA 02303-0340

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies, LOCCS/PAS Project No. MA02400000210D

Dear Mr. Sergi:

This letter obligates $1,106,729 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Brockton Housing Authority PO Box 340 Brockton, MA 02303		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY 421	☑ 12/31 ☐ 3/31 ☐ 6/30 ☐ 9/30	M A 0 2 4 0 0 0 0 0 2
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
879325140	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
1,033						1,033

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	12,300	12,300	12,300
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units	12	12	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	84		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA024000002

Calculations Based on Unit Months:				
14	Limited vacancies		84	
15	**Total Unit Months**	**12,396**	**12,396**	**12,300**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			1,025
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$345.16	$345.16
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$358.28	$358.28
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$4,445,538	$4,441,239
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$229.74	$229.96
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$2,850,614	$2,850,584
Add-Ons			
07	Self-sufficiency	$276,649	$276,649
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$98,434	$98,434
10	Cost of independent audit	$8,873	$8,873
11	Funding for resident participation activities	$25,625	$25,625
12	Asset management fee	$49,632	$49,584
13	Information technology fee	$24,816	$24,792
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$484,029**	**$483,957**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$7,780,181**	**$7,775,780**
Part B. Formula Income			
01	PUM formula income	$308.42	$308.42
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$308.42	$308.42
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$3,826,875**	**$3,823,174**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$3,953,306	$3,952,606
02	Cost of independent audit (Same as Part A, Line 10)	$8,873	$8,873
03	Formula amount (greater of Part D, Lines 01 or 02)	**$3,953,306**	**$3,952,606**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$3,952,606
02	Adjustment due to availability of funds		$118,578
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$4,071,184

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA025000001	$ 460,411	$ 474,223	$ 334,205	$ -	$ 334,205	$ 140,018	$ 140,018	
	Total	**$ 460,411**	**$ 474,223**	**$ 334,205**	**$ -**	**$ 334,205**	**$ 140,018**	**$ 140,018**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Dr. William F. Dugan
Executive Director
Gloucester Housing Authority
PO Box 1599
259 Washington Street
Gloucester, MA 01931-1599

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies, LOCCS/PAS Project No. MA02500000110D

Dear Dr. Dugan:

This letter obligates $140,018 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Gloucester Housing Authority PO Box 1599 Gloucester, MA 01931		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
B-86	☐ 12/31 ☐ 3/31 ☑ 6/30 ☐ 9/30	M A 0 2 5 0 0 0 0 0 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
047787100	101	BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
79		0		0		79

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	880	880	880
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	8		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)	60		
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA025000001

Calculations Based on Unit Months:				
14	Limited vacancies		8	
15	**Total Unit Months**	**948**	**888**	**880**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			73
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$535.28	$535.28
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$555.62	$555.62
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$493,391	$493,391
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$240.38	$240.38
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$213,457	$213,457
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$10,593	$10,593
10	Cost of independent audit	$510	$510
11	Funding for resident participation activities	$1,825	$1,825
12	Asset management fee	$0	$0
13	Information technology fee	$1,776	$1,896
14	Asset repositioning fee		$18,752
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$14,704**	**$33,576**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$721,552**	**$740,424**
Part B. Formula Income			
01	PUM formula income	$310.75	$315.33
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$310.75	$315.33
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$275,946**	**$280,013**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$445,606	$460,411
02	Cost of independent audit (Same as Part A, Line 10)	$510	$510
03	Formula amount (greater of Part D, Lines 01 or 02)	**$445,606**	**$460,411**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$460,411
02	Adjustment due to availability of funds		$13,812
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$474,223

CY 2010 Operating Subsidy Documents
MA026 - Northampton Housing Authority

9/30/2010

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA026000001	$ 435,581	$ 448,648	$ 271,799	$ -	$ 271,799	$ 176,849	$ 176,849	
	Total	**$ 435,581**	**$ 448,648**	**$ 271,799**	**$ -**	**$ 271,799**	**$ 176,849**	**$ 176,849**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Jon Hite
Executive Director
Northampton Housing Authority
49 Old South Street - Suite 1
Northampton, MA 01060-3849

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA02600000110D

Dear Mr. Hite:

This letter obligates $176,849 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Northampton Housing Authority 49 Old South Street - Suite 1 Northampton, MA 01060		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY-469	☐ 12/31 ☐ 3/31 ☑ 6/30 ☐ 9/30	M A 0 2 6 0 0 0 0 0 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
051882108	101	BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
110						110

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,308	1,308	1,308
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units	12	12	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above			
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA026000001

Calculations Based on Unit Months:				
14	Limited vacancies			
15	**Total Unit Months**	**1,320**	**1,320**	**1,308**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			109
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee		0	

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$416.37	$416.37
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$432.19	$432.19
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$570,491	$570,491
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$56.36	$112.71
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$74,395	$148,777
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$15,400	$14,265
10	Cost of independent audit	$850	$785
11	Funding for resident participation activities	$2,725	$2,725
12	Asset management fee	$0	$0
13	Information technology fee	$2,640	$2,640
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$21,615**	**$20,415**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$666,501**	**$739,683**
Part B. Formula Income			
01	PUM formula income	$230.38	$230.38
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$230.38	$230.38
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$304,102**	**$304,102**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$362,399	$435,581
02	Cost of independent audit (Same as Part A, Line 10)	$850	$785
03	Formula amount (greater of Part D, Lines 01 or 02)	**$362,399**	**$435,581**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$435,581
02	Adjustment due to availability of funds		$13,067
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$448,648

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA028000001	$ 845,803	$ 871,177	$ 634,352	$ -	$ 634,352	$ 236,825	$ 236,825	
	Total	**$ 845,803**	**$ 871,177**	**$ 634,352**	**$ -**	**$ 634,352**	**$ 236,825**	**$ 236,825**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Kevin Bumpus
Executive Director
Framingham Housing Authority
1 John J. Brady Drive
Framingham, MA 01702-2307

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies, LOCCS/PAS Project No. MA02800000110D

Dear Mr. Bumpus:

This letter obligates $236,825 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Framingham Housing Authority 1 John J. Brady Drive Framingham, MA 01702		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
B 53	☑ 12/31 ☐ 3/31 ☐ 6/30 ☐ 9/30	M A 0 2 8 0 0 0 0 0 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
097434294	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
235						235

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	2,820	2,820	2,820
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above			
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA028000001

Calculations Based on Unit Months:				
14	Limited vacancies			
15	**Total Unit Months**	**2,820**	**2,820**	**2,820**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			235
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$441.02	$441.02
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$457.78	$457.78
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$1,290,940	$1,290,940
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$207.20	$207.20
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$584,304	$584,304
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$46,164	$46,164
10	Cost of independent audit	$1,372	$1,372
11	Funding for resident participation activities	$5,875	$5,875
12	Asset management fee	$0	$0
13	Information technology fee	$5,640	$5,640
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$59,051**	**$59,051**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$1,934,295**	**$1,934,295**
Part B. Formula Income			
01	PUM formula income	$385.99	$385.99
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$385.99	$385.99
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$1,088,492**	**$1,088,492**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$845,803	$845,803
02	Cost of independent audit (Same as Part A, Line 10)	$1,372	$1,372
03	Formula amount (greater of Part D, Lines 01 or 02)	**$845,803**	**$845,803**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$845,803
02	Adjustment due to availability of funds		$25,374
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$871,177

CY 2010 Operating Subsidy Documents
MA029 - Pittsfield Housing Authority

9/30/2010

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA029000001	$ 566,981	$ 583,990	$ 425,236	$ -	$ 425,236	$ 158,754	$ 51,973	
2	MA029000002	$ -	$ -	$ 106,781	$ -	$ 106,781	$ (106,781)	$ -	
	Total	**$ 566,981**	**$ 583,990**	**$ 532,017**	**$ -**	**$ 532,017**	**$ 51,973**	**$ 51,973**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. R. Dennis Enright
Executive Director
Pittsfield Housing Authority
65 Columbus Avenue
Pittsfield, MA 01201-5064

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA02900000110D

Dear Mr. Enright:

This letter obligates $51,973 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Pittsfield Housing Authority 65 Columbus Avenue Pittsfield, MA 01201		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
H-002-251-0021	☐ 12/31 ☐ 3/31 ☑ 6/30 ☐ 9/30	M A 0 2 9 0 0 0 0 0 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
084064989	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
		0		0		0

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,828	1,828	1,828
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	128		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA029000001

Calculations Based on Unit Months:				
14	Limited vacancies		59	
15	**Total Unit Months**	**1,956**	**1,887**	**1,828**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			152
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$504.81	$411.38
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$523.99	$427.01
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$988,769	$805,768
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$128.17	$128.17
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$241,857	$241,857
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$18,853	$18,853
10	Cost of independent audit	$1,413	$1,413
11	Funding for resident participation activities	$3,800	$3,800
12	Asset management fee	$0	$0
13	Information technology fee	$3,912	$3,912
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$27,978**	**$27,978**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$1,258,604**	**$1,075,603**
Part B. Formula Income			
01	PUM formula income	$265.61	$269.54
02	PUM change in utility allowances	$1.00	
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$266.62	$269.54
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$503,112**	**$508,622**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$755,492	$566,981
02	Cost of independent audit (Same as Part A, Line 10)	$1,413	$1,413
03	Formula amount (greater of Part D, Lines 01 or 02)	**$755,492**	**$566,981**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$566,981
02	Adjustment due to availability of funds		$17,009
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$583,990

CY 2010 Operating Subsidy Documents
MA031 - Somerville Housing Authority

9/30/2010

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA031000311	$ 1,138,727	$ 1,172,889	$ 854,045	$ -	$ 854,045	$ 318,844	$ 318,844	
2	MA031000319	$ 589,085	$ 606,758	$ 441,814	$ -	$ 441,814	$ 164,944	$ 164,944	
	Total	**$ 1,727,812**	**$ 1,779,647**	**$ 1,295,859**	**$ -**	**$ 1,295,859**	**$ 483,788**	**$ 483,788**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Joseph R. Macaluso
Executive Director
Somerville Housing Authority
30 Memorial Road
Somerville, MA 02145-1704

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA03100031110D

Dear Mr. Macaluso:

This letter obligates $318,844 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Somerville Housing Authority 30 Memorial Road Somerville, MA 02145		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY-376	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 3 1 0 0 0 3 1 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
073822926	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
215		0		0		215

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	2,562	2,562	2,562
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	0		0
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	0	0	0
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy	0	0	0
Vacant Unit Months				
05	Units undergoing modernization	0	0	
06	Special use units	0	0	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		0	
07	Units vacant due to litigation	0	0	
08	Units vacant due to disasters	0	0	
09	Units vacant due to casualty losses	0	0	
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	18		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

Operating Fund Project Number:
MA031000311

Calculations Based on Unit Months:				
14	Limited vacancies		18	
15	**Total Unit Months**	**2,580**	**2,580**	**2,562**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			214
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee		0	

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$512.68	$512.68
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$532.16	$532.16
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$1,372,973	$1,372,973
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$259.62	$259.62
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$669,820	$669,820
Add-Ons			
07	Self-sufficiency	$31,628	$31,628
08	Energy loan amortization	$0	$0
09	Payment in lieu of taxes (PILOT)	$20,656	$20,656
10	Cost of independent audit	$924	$924
11	Funding for resident participation activities	$5,350	$5,350
12	Asset management fee	$10,320	$10,320
13	Information technology fee	$5,160	$5,160
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$74,038**	**$74,038**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$2,116,831**	**$2,116,831**
Part B. Formula Income			
01	PUM formula income	$379.11	$379.11
02	PUM change in utility allowances	$0.00	$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$379.11	$379.11
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$978,104**	**$978,104**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$1,138,727	$1,138,727
02	Cost of independent audit (Same as Part A, Line 10)	$924	$924
03	Formula amount (greater of Part D, Lines 01 or 02)	**$1,138,727**	**$1,138,727**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$1,138,727
02	Adjustment due to availability of funds		$34,162
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$1,172,889

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Joseph R. Macaluso
Executive Director
Somerville Housing Authority
30 Memorial Road
Somerville, MA 02145-1704

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA03100031910D

Dear Mr. Macaluso:

This letter obligates $164,944 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Somerville Housing Authority 30 Memorial Road Somerville, MA 02145		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY-376	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 3 1 0 0 0 3 1 9
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
073822926	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
206		0		0		206

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	2,470	2,470	2,470
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	0		0
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	0	0	0
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy	0	0	0
Vacant Unit Months				
05	Units undergoing modernization	0	0	
06	Special use units	0	0	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		0	
07	Units vacant due to litigation	0	0	
08	Units vacant due to disasters	0	0	
09	Units vacant due to casualty losses	0	0	
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	2		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

Operating Fund Project Number:
MA031000319

Calculations Based on Unit Months:				
14	Limited vacancies		2	
15	**Total Unit Months**	**2,472**	**2,472**	**2,470**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			206
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee		0	

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$385.24	$385.24
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$399.88	$399.88
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$988,503	$988,503
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$197.54	$197.54
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$488,319	$488,319
Add-Ons			
07	Self-sufficiency	$30,388	$30,388
08	Energy loan amortization	$0	$0
09	Payment in lieu of taxes (PILOT)	$36,221	$36,221
10	Cost of independent audit	$925	$925
11	Funding for resident participation activities	$5,150	$5,150
12	Asset management fee	$9,888	$9,888
13	Information technology fee	$4,944	$4,944
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$87,516**	**$87,516**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$1,564,338**	**$1,564,338**
Part B. Formula Income			
01	PUM formula income	$394.52	$394.52
02	PUM change in utility allowances	$0.00	$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$394.52	$394.52
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$975,253**	**$975,253**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$589,085	$589,085
02	Cost of independent audit (Same as Part A, Line 10)	$925	$925
03	Formula amount (greater of Part D, Lines 01 or 02)	**$589,085**	**$589,085**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$589,085
02	Adjustment due to availability of funds		$17,673
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$606,758

CY 2010 Operating Subsidy Documents
MA032 - Newburyport Housing Authority

9/30/2010

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA032000001	$ 144,518	$ 148,854	$ 108,403	$ -	$ 108,403	$ 40,451	$ 40,451	
	Total	**$ 144,518**	**$ 148,854**	**$ 108,403**	**$ -**	**$ 108,403**	**$ 40,451**	**$ 40,451**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Ms. Christine C. Cashman
Executive Director
Newburyport Housing Authority
25 Temple Street
Newburyport, MA 01950-2713

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA03200000110D

Dear Ms. Cashman:

This letter obligates $40,451 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Newburyport Housing Authority 25 Temple Street Newburyport, MA 01950		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY371	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 3 2 0 0 0 0 0 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
137781204	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
50						50

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	600	600	600
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above			
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA032000001

Calculations Based on Unit Months:				
14	Limited vacancies			
15	**Total Unit Months**	**600**	**600**	**600**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			50
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$386.35	$386.35
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$401.03	$401.03
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$240,618	$240,618
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$126.83	$126.83
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$76,098	$76,098
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$9,980	$9,961
10	Cost of independent audit	$737	$737
11	Funding for resident participation activities	$1,250	$1,250
12	Asset management fee	$0	$0
13	Information technology fee	$1,200	$1,200
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$13,167**	**$13,148**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$329,883**	**$329,864**
Part B. Formula Income			
01	PUM formula income	$308.91	$308.91
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$308.91	$308.91
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$185,346**	**$185,346**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$144,537	$144,518
02	Cost of independent audit (Same as Part A, Line 10)	$737	$737
03	Formula amount (greater of Part D, Lines 01 or 02)	**$144,537**	**$144,518**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$144,518
02	Adjustment due to availability of funds		$4,336
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$148,854

CY 2010 Operating Subsidy Documents
MA033 - Brookline Housing Authority

9/30/2010

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA033000001	$ 1,778,413	$ 1,831,765	$ 1,353,690	$ -	$ 1,353,690	$ 478,075	$ 478,075	
	Total	**$ 1,778,413**	**$ 1,831,765**	**$ 1,353,690**	**$ -**	**$ 1,353,690**	**$ 478,075**	**$ 478,075**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Brian M. Cloonan
Executive Director
Brookline Housing Authority
90 Longwood Avenue
Brookline, MA 02446-6640

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies, LOCCS/PAS Project No. MA03300000110D

Dear Mr. Cloonan:

This letter obligates $478,075 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Brookline Housing Authority 90 Longwood Avenue Brookline, MA 02446		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY339	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 3 3 0 0 0 0 0 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
084208297	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
439		0		0		439

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	5,213	5,213	5,213
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	0		0
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	0	0	0
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units	12	12	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	31		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above	12		

Operating Fund Project Number:
MA033000001

Calculations Based on Unit Months:				
14	Limited vacancies		31	
15	**Total Unit Months**	**5,268**	**5,256**	**5,213**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			434
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$406.40	$406.40
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$421.84	$421.84
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$2,217,191	$2,217,191
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$246.16	$245.30
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$1,293,817	$1,289,297
Add-Ons			
07	Self-sufficiency	$53,977	$53,977
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$52,039	$52,039
10	Cost of independent audit	$4,275	$3,360
11	Funding for resident participation activities	$10,850	$10,850
12	Asset management fee	$21,072	$0
13	Information technology fee	$10,536	$10,536
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$152,749**	**$130,762**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$3,663,757**	**$3,637,250**
Part B. Formula Income			
01	PUM formula income	$353.66	$353.66
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$353.66	$353.66
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$1,858,837**	**$1,858,837**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$1,804,920	$1,778,413
02	Cost of independent audit (Same as Part A, Line 10)	$4,275	$3,360
03	Formula amount (greater of Part D, Lines 01 or 02)	**$1,804,920**	**$1,778,413**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$1,778,413
02	Adjustment due to availability of funds		$53,352
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$1,831,765

CY 2010 Operating Subsidy Documents
MA034 - North Adams Housing Authority

9/30/2010

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA034000001	$ 446,571	$ 459,968	$ 379,235	$ -	$ 379,235	$ 80,733	$ 80,733	
2	MA034000002	$ 645,237	$ 664,594	$ 419,669	$ -	$ 419,669	$ 244,925	$ 244,925	
	Total	**$ 1,091,808**	**$ 1,124,562**	**$ 798,904**	**$ -**	**$ 798,904**	**$ 325,658**	**$ 325,658**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Ms. Jennifer Hohn
Executive Director
North Adams Housing Authority
150 Ashland Street
North Adams, MA 01247-4594

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA03400000110D

Dear Ms. Hohn:

This letter obligates $80,733 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
North Adams Housing Authority 150 Ashland Street North Adams, MA 01247		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
H(002)-251-0012	☐ 12/31 ☐ 3/31 ☐ 6/30 ☑ 9/30	M A 0 3 4 0 0 0 0 0 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
095248035	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
127						127

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,383	1,383	1,383
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units	0	0	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	129		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above	12		

Operating Fund Project Number:
MA034000001

Calculations Based on Unit Months:				
14	Limited vacancies		46	
15	**Total Unit Months**	**1,524**	**1,429**	**1,383**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			115
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$345.80	$334.43
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$358.94	$347.14
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$517,233	$496,063
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$91.93	$176.69
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$132,471	$252,490
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)		
10	Cost of independent audit	$3,631	$3,631
11	Funding for resident participation activities	$2,875	$2,875
12	Asset management fee	$6,096	$0
13	Information technology fee	$3,048	$3,048
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$15,650**	**$9,554**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$665,354**	**$758,107**
Part B. Formula Income			
01	PUM formula income	$218.01	$218.01
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$218.01	$218.01
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$314,152**	**$311,536**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$351,202	$446,571
02	Cost of independent audit (Same as Part A, Line 10)	$3,631	$3,631
03	Formula amount (greater of Part D, Lines 01 or 02)	**$351,202**	**$446,571**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$446,571
02	Adjustment due to availability of funds		$13,397
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$459,968

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Ms. Jennifer Hohn
Executive Director
North Adams Housing Authority
150 Ashland Street
North Adams, MA 01247-4594

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA03400000210D

Dear Ms. Hohn:

This letter obligates $244,925 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
North Adams Housing Authority 150 Ashland Street North Adams, MA 01247		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
H(002)-251-0012	☐ 12/31 ☐ 3/31 ☐ 6/30 ☑ 9/30	M A 0 3 4 0 0 0 0 0 2
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
095248035	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
179						179

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,999	1,999	1,999
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	149		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA034000002

Calculations Based on Unit Months:				
14	Limited vacancies		64	
15	**Total Unit Months**	**2,148**	**2,063**	**1,999**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			167
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$345.80	$334.43
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$358.94	$347.14
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$740,493	$716,150
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$267.70	$252.48
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$552,265	$520,866
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)		
10	Cost of independent audit	$5,117	$5,117
11	Funding for resident participation activities	$4,175	$4,175
12	Asset management fee	$8,592	$0
13	Information technology fee	$4,296	$4,296
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$22,180**	**$13,588**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$1,314,938**	**$1,250,604**
Part B. Formula Income			
01	PUM formula income	$293.44	$293.44
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$293.44	$293.44
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$605,367**	**$605,367**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$709,571	$645,237
02	Cost of independent audit (Same as Part A, Line 10)	$5,117	$5,117
03	Formula amount (greater of Part D, Lines 01 or 02)	**$709,571**	**$645,237**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$645,237
02	Adjustment due to availability of funds		$19,357
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$664,594

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA035000001	$ 1,789,233	$ 1,842,910	$ 1,341,925	$ -	$ 1,341,925	$ 500,985	$ 500,985	
2	MA035000002	$ 1,114,488	$ 1,147,923	$ 835,866	$ -	$ 835,866	$ 312,057	$ 312,057	
3	MA035000003	$ 718,365	$ 739,916	$ 538,774	$ -	$ 538,774	$ 201,142	$ 201,142	
4	MA035000004	$ 479,671	$ 494,061	$ 404,786	$ -	$ 404,786	$ 89,275	$ 89,275	
5	MA035000005	$ 831,391	$ 856,333	$ 653,897	$ -	$ 653,897	$ 202,436	$ 202,436	
6	MA035000006	$ 526,667	$ 542,467	$ 395,000	$ -	$ 395,000	$ 147,467	$ 147,467	
7	MA035000007	$ 684,530	$ 705,066	$ 529,437	$ -	$ 529,437	$ 175,629	$ 175,629	
	Total	**$ 6,144,345**	**$ 6,328,676**	**$ 4,699,685**	**$ -**	**$ 4,699,685**	**$ 1,628,991**	**$ 1,628,991**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Honorable William Abrashkin
Executive Director
Springfield Housing Authority
PO Box 1609
25 Saab Court
Springfield, MA 01101-1609

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA03500000110D

Dear Honorable Abrashkin:

This letter obligates $500,985 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Springfield Housing Authority PO Box 1609 Springfield, MA 01101		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY-360	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 3 5 0 0 0 0 0 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
048805238	101	BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
344						344

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	4,084	4,084	4,084
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization	0	0	
06	Special use units	0	0	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		0	
07	Units vacant due to litigation	0	0	
08	Units vacant due to disasters	0	0	
09	Units vacant due to casualty losses	0	0	
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	44		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA035000001

Calculations Based on Unit Months:				
14	Limited vacancies		44	
15	**Total Unit Months**	**4,128**	**4,128**	**4,084**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			340
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$473.87	$473.87
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$491.88	$491.88
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$2,030,481	$2,030,481
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$127.02	$127.02
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$524,339	$524,339
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$28,081	$28,081
10	Cost of independent audit	$2,668	$2,668
11	Funding for resident participation activities	$8,500	$8,500
12	Asset management fee	$16,512	$16,512
13	Information technology fee	$8,256	$8,256
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$64,017**	**$64,017**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$2,618,837**	**$2,618,837**
Part B. Formula Income			
01	PUM formula income	$200.97	$200.97
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$200.97	$200.97
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$829,604**	**$829,604**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$1,789,233	$1,789,233
02	Cost of independent audit (Same as Part A, Line 10)	$2,668	$2,668
03	Formula amount (greater of Part D, Lines 01 or 02)	**$1,789,233**	**$1,789,233**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$1,789,233
02	Adjustment due to availability of funds		$53,677
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$1,842,910

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Honorable William Abrashkin
Executive Director
Springfield Housing Authority
PO Box 1609
25 Saab Court
Springfield, MA 01101-1609

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies, LOCCS/PAS Project No. MA03500000210D

Dear Honorable Abrashkin:

This letter obligates $312,057 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Springfield Housing Authority PO Box 1609 Springfield, MA 01101		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY-360	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 3 5 0 0 0 0 0 2
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
048805238	101	BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
288						288

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	3,434	3,434	3,434
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	22		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA035000002

Calculations Based on Unit Months:				
14	Limited vacancies		22	
15	**Total Unit Months**	**3,456**	**3,456**	**3,434**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			286
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$366.17	$366.17
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$380.08	$380.08
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$1,313,556	$1,313,556
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$187.22	$187.22
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$647,032	$647,032
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$47,523	$47,523
10	Cost of independent audit	$2,245	$2,245
11	Funding for resident participation activities	$7,150	$7,150
12	Asset management fee	$13,824	$13,824
13	Information technology fee	$6,912	$6,912
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$77,654**	**$77,654**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$2,038,242**	**$2,038,242**
Part B. Formula Income			
01	PUM formula income	$267.29	$267.29
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$267.29	$267.29
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$923,754**	**$923,754**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$1,114,488	$1,114,488
02	Cost of independent audit (Same as Part A, Line 10)	$2,245	$2,245
03	Formula amount (greater of Part D, Lines 01 or 02)	**$1,114,488**	**$1,114,488**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$1,114,488
02	Adjustment due to availability of funds		$33,435
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$1,147,923

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Honorable William Abrashkin
Executive Director
Springfield Housing Authority
PO Box 1609
25 Saab Court
Springfield, MA 01101-1609

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA03500000310D

Dear Honorable Abrashkin:

This letter obligates $201,142 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Springfield Housing Authority PO Box 1609 Springfield, MA 01101		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY-360	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 3 5 0 0 0 0 0 3
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
048805238	101	BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
148						148

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,739	1,739	1,739
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	37		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA035000003

Calculations Based on Unit Months:				
14	Limited vacancies		37	
15	**Total Unit Months**	**1,776**	**1,776**	**1,739**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			145
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$473.04	$473.04
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$491.02	$491.02
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$872,052	$872,052
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$145.41	$145.41
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$258,248	$258,248
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$20,033	$20,033
10	Cost of independent audit	$1,143	$1,143
11	Funding for resident participation activities	$3,625	$3,625
12	Asset management fee	$7,104	$7,104
13	Information technology fee	$3,552	$3,552
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$35,457**	**$35,457**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$1,165,757**	**$1,165,757**
Part B. Formula Income			
01	PUM formula income	$251.91	$251.91
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$251.91	$251.91
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$447,392**	**$447,392**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$718,365	$718,365
02	Cost of independent audit (Same as Part A, Line 10)	$1,143	$1,143
03	Formula amount (greater of Part D, Lines 01 or 02)	**$718,365**	**$718,365**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$718,365
02	Adjustment due to availability of funds		$21,551
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$739,916

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Honorable William Abrashkin
Executive Director
Springfield Housing Authority
PO Box 1609
25 Saab Court
Springfield, MA 01101-1609

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies, LOCCS/PAS Project No. MA03500000410D

Dear Honorable Abrashkin:

This letter obligates $89,275 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Springfield Housing Authority PO Box 1609 Springfield, MA 01101		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY-360	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 3 5 0 0 0 0 0 4
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
048805238	101	BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
92						92

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,088	1,088	1,088
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	16		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA035000004

Calculations Based on Unit Months:				
14	Limited vacancies		16	
15	**Total Unit Months**	**1,104**	**1,104**	**1,088**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			91
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$430.85	$430.85
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$447.22	$447.22
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$493,731	$493,731
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$291.96	$291.96
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$322,324	$322,324
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$16,785	$16,785
10	Cost of independent audit	$649	$649
11	Funding for resident participation activities	$2,275	$2,275
12	Asset management fee	$4,416	$4,416
13	Information technology fee	$2,208	$2,208
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$26,333**	**$26,333**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$842,388**	**$842,388**
Part B. Formula Income			
01	PUM formula income	$274.16	$274.16
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$274.16	$274.16
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$302,673**	**$302,673**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		($60,044)
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**($60,044)**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$539,715	$479,671
02	Cost of independent audit (Same as Part A, Line 10)	$649	$649
03	Formula amount (greater of Part D, Lines 01 or 02)	**$539,715**	**$479,671**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$479,671
02	Adjustment due to availability of funds		$14,390
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$494,061

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Honorable William Abrashkin
Executive Director
Springfield Housing Authority
PO Box 1609
25 Saab Court
Springfield, MA 01101-1609

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies, LOCCS/PAS Project No. MA03500000510D

Dear Honorable Abrashkin:

This letter obligates $202,436 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Springfield Housing Authority PO Box 1609 Springfield, MA 01101		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY-360	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 3 5 0 0 0 0 0 5
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
048805238	101	BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
197						197

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	2,332	2,332	2,332
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	32		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA035000005

Calculations Based on Unit Months:				
14	Limited vacancies		32	
15	**Total Unit Months**	**2,364**	**2,364**	**2,332**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			194
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$413.95	$413.95
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$429.68	$429.68
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$1,015,764	$1,015,764
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$191.04	$191.04
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$451,619	$451,619
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$28,834	$28,834
10	Cost of independent audit	$1,535	$1,535
11	Funding for resident participation activities	$4,850	$4,850
12	Asset management fee	$9,456	$9,456
13	Information technology fee	$4,728	$4,728
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$49,403**	**$49,403**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$1,516,786**	**$1,516,786**
Part B. Formula Income			
01	PUM formula income	$272.81	$272.81
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$272.81	$272.81
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$644,923**	**$644,923**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		($40,472)
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**($40,472)**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$871,863	$831,391
02	Cost of independent audit (Same as Part A, Line 10)	$1,535	$1,535
03	Formula amount (greater of Part D, Lines 01 or 02)	**$871,863**	**$831,391**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$831,391
02	Adjustment due to availability of funds		$24,942
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$856,333

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Honorable William Abrashkin
Executive Director
Springfield Housing Authority
PO Box 1609
25 Saab Court
Springfield, MA 01101-1609

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA03500000610D

Dear Honorable Abrashkin:

This letter obligates $147,467 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Springfield Housing Authority PO Box 1609 Springfield, MA 01101		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY-360	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 3 5 0 0 0 0 0 6
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
048805238	101	BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
136						136

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,611	1,611	1,611
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	21		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA035000006

Calculations Based on Unit Months:				
14	Limited vacancies		21	
15	**Total Unit Months**	**1,632**	**1,632**	**1,611**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			134
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$373.67	$373.67
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$387.87	$387.87
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$633,004	$633,004
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$161.48	$161.48
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$263,535	$263,535
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$19,023	$19,023
10	Cost of independent audit	$1,051	$1,051
11	Funding for resident participation activities	$3,350	$3,350
12	Asset management fee	$6,528	$6,528
13	Information technology fee	$3,264	$3,264
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$33,216**	**$33,216**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$929,755**	**$929,755**
Part B. Formula Income			
01	PUM formula income	$246.99	$246.99
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$246.99	$246.99
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$403,088**	**$403,088**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$526,667	$526,667
02	Cost of independent audit (Same as Part A, Line 10)	$1,051	$1,051
03	Formula amount (greater of Part D, Lines 01 or 02)	**$526,667**	**$526,667**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$526,667
02	Adjustment due to availability of funds		$15,800
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$542,467

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Honorable William Abrashkin
Executive Director
Springfield Housing Authority
PO Box 1609
25 Saab Court
Springfield, MA 01101-1609

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA03500000710D

Dear Honorable Abrashkin:

This letter obligates $175,629 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Springfield Housing Authority PO Box 1609 Springfield, MA 01101		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY-360	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 3 5 0 0 0 0 0 7
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
048805238	101	BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
122						122

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,436	1,436	1,436
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	28		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA035000007

Calculations Based on Unit Months:				
14	Limited vacancies		28	
15	**Total Unit Months**	**1,464**	**1,464**	**1,436**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			120
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$488.18	$488.18
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$506.73	$506.73
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$741,853	$741,853
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$202.21	$202.21
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$296,035	$296,035
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$11,060	$11,060
10	Cost of independent audit	$1,009	$1,009
11	Funding for resident participation activities	$3,000	$3,000
12	Asset management fee	$5,856	$5,856
13	Information technology fee	$2,928	$2,928
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$23,853**	**$23,853**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$1,061,741**	**$1,061,741**
Part B. Formula Income			
01	PUM formula income	$243.05	$243.05
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$243.05	$243.05
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$355,825**	**$355,825**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		($21,386)
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**($21,386)**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$705,916	$684,530
02	Cost of independent audit (Same as Part A, Line 10)	$1,009	$1,009
03	Formula amount (greater of Part D, Lines 01 or 02)	**$705,916**	**$684,530**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$684,530
02	Adjustment due to availability of funds		$20,536
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$705,066

CY 2010 Operating Subsidy Documents
MA036 - Newton Housing Authority

9/30/2010

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA036000001	$ 879,020	$ 905,391	$ 658,433	$ -	$ 658,433	$ 246,958	$ 246,958	
	Total	**$ 879,020**	**$ 905,391**	**$ 658,433**	**$ -**	**$ 658,433**	**$ 246,958**	**$ 246,958**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Jonathan L. Hacker
Executive Director
Newton Housing Authority
82 Lincoln Street
Newton Highlands, MA 02461-1551

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA03600000110D

Dear Mr. Hacker:

This letter obligates $246,958 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Newton Housing Authority 82 Lincoln Street Newton Highlands, MA 02461		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY 419	☑ 12/31 ☐ 3/31 ☐ 6/30 ☐ 9/30	M A 0 3 6 0 0 0 0 0 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
780897203	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
226		0		0		226

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	2,625	2,625	2,625
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	87		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA036000001

Calculations Based on Unit Months:				
14	Limited vacancies		81	
15	**Total Unit Months**	**2,712**	**2,706**	**2,625**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			219
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$391.15	$391.15
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$406.01	$406.01
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$1,098,663	$1,098,663
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$213.62	$214.03
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$578,056	$579,165
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$24,732	$24,732
10	Cost of independent audit	$4,286	$4,286
11	Funding for resident participation activities	$5,475	$5,475
12	Asset management fee	$0	$0
13	Information technology fee	$5,424	$5,424
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$39,917**	**$39,917**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$1,716,636**	**$1,717,745**
Part B. Formula Income			
01	PUM formula income	$309.95	$309.95
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$309.95	$309.95
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$838,725**	**$838,725**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$877,911	$879,020
02	Cost of independent audit (Same as Part A, Line 10)	$4,286	$4,286
03	Formula amount (greater of Part D, Lines 01 or 02)	**$877,911**	**$879,020**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$879,020
02	Adjustment due to availability of funds		$26,371
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$905,391

CY 2010 Operating Subsidy Documents
MA039 - Winchendon Housing Authority

9/30/2010

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA039000001	$ 470,531	$ 484,647	$ 352,898	$ -	$ 352,898	$ 131,749	$ 131,749	
	Total	**$ 470,531**	**$ 484,647**	**$ 352,898**	**$ -**	**$ 352,898**	**$ 131,749**	**$ 131,749**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. David P. Connor
Executive Director
Winchendon Housing Authority
108 Ipswich Drive
Winchendon, MA 01475-1217

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA03900000110D

Dear Mr. Connor:

This letter obligates $131,749 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Winchendon Housing Authority 108 Ipswich Drive Winchendon, MA 01475		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY 473	☐ 12/31 ☐ 3/31 ☐ 6/30 ☑ 9/30	M A 0 3 9 0 0 0 0 0 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
094269545	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
131						131

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,563	1,563	1,563
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	9		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA039000001

Calculations Based on Unit Months:				
14	Limited vacancies		9	
15	**Total Unit Months**	**1,572**	**1,572**	**1,563**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			130
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$385.49	$385.49
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$400.14	$400.14
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$629,020	$629,020
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$269.85	$269.85
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$424,204	$424,204
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$25,034	$25,034
10	Cost of independent audit	$2,810	$2,810
11	Funding for resident participation activities	$3,250	$3,250
12	Asset management fee	$0	$0
13	Information technology fee	$3,144	$3,144
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$34,238**	**$34,238**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$1,087,462**	**$1,087,462**
Part B. Formula Income			
01	PUM formula income	$392.45	$392.45
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$392.45	$392.45
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$616,931**	**$616,931**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$470,531	$470,531
02	Cost of independent audit (Same as Part A, Line 10)	$2,810	$2,810
03	Formula amount (greater of Part D, Lines 01 or 02)	**$470,531**	**$470,531**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$470,531
02	Adjustment due to availability of funds		$14,116
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$484,647

CY 2010 Operating Subsidy Documents
MA040 - Dedham Housing Authority

9/30/2010

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA040000001	$ 95,856	$ 98,732	$ 71,652	$ -	$ 71,652	$ 27,080	$ 27,080	
	Total	**$ 95,856**	**$ 98,732**	**$ 71,652**	**$ -**	**$ 71,652**	**$ 27,080**	**$ 27,080**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Ms. Joanne Toomey
Executive Director
Dedham Housing Authority
163 Dedham Boulevard
Dedham, MA 02026-2541

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA04000000110D

Dear Ms. Toomey:

This letter obligates $27,080 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Dedham Housing Authority 163 Dedham Boulevard Dedham, MA 02026		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY 501	☐ 12/31 ☐ 3/31 ☑ 6/30 ☐ 9/30	M A 0 4 0 0 0 0 0 0 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
097434054	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
24						24

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	286	286	286
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	2		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA040000001

Calculations Based on Unit Months:				
14	Limited vacancies		2	
15	**Total Unit Months**	**288**	**288**	**286**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			24
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$533.06	$533.06
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$553.32	$553.32
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$159,356	$159,356
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$229.78	$229.78
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$66,177	$66,177
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$5,953	$6,279
10	Cost of independent audit	$152	$146
11	Funding for resident participation activities	$600	$600
12	Asset management fee	$0	$0
13	Information technology fee	$576	$576
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$7,281**	**$7,601**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$232,814**	**$233,134**
Part B. Formula Income			
01	PUM formula income	$476.66	$476.66
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$476.66	$476.66
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$137,278**	**$137,278**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$95,536	$95,856
02	Cost of independent audit (Same as Part A, Line 10)	$152	$146
03	Formula amount (greater of Part D, Lines 01 or 02)	**$95,536**	**$95,856**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$95,856
02	Adjustment due to availability of funds		$2,876
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$98,732

CY 2010 Operating Subsidy Documents
MA041 - Shrewsbury Housing Authority

9/30/2010

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA041000010	$ 169,141	$ 174,215	$ 126,856	$ -	$ 126,856	$ 47,359	$ 47,359	
	Total	**$ 169,141**	**$ 174,215**	**$ 126,856**	**$ -**	**$ 126,856**	**$ 47,359**	**$ 47,359**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Dennis Osborn
Executive Director
Shrewsbury Housing Authority
36 North Quinsigamond Avenue
Shrewsbury, MA 01545-2455

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA04100001010D

Dear Mr. Osborn:

This letter obligates $47,359 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Shrewsbury Housing Authority 36 North Quinsigamond Avenue Shrewsbury, MA 01545		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY586	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 4 1 0 0 0 0 1 0
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
070611500	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
99						99

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,182	1,182	1,182
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	6		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA041000010

Calculations Based on Unit Months:				
14	Limited vacancies		6	
15	**Total Unit Months**	**1,188**	**1,188**	**1,182**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			99
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$338.45	$338.45
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$351.31	$351.31
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$417,356	$417,356
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$132.88	$132.88
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$157,861	$157,861
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$27,508	$27,508
10	Cost of independent audit	$1,422	$1,422
11	Funding for resident participation activities	$2,475	$2,475
12	Asset management fee	$0	$0
13	Information technology fee	$2,376	$2,376
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$33,781**	**$33,781**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$608,998**	**$608,998**
Part B. Formula Income			
01	PUM formula income	$370.25	$370.25
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$370.25	$370.25
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$439,857**	**$439,857**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$169,141	$169,141
02	Cost of independent audit (Same as Part A, Line 10)	$1,422	$1,422
03	Formula amount (greater of Part D, Lines 01 or 02)	**$169,141**	**$169,141**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$169,141
02	Adjustment due to availability of funds		$5,074
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$174,215

CY 2010 Operating Subsidy Documents
MA043 - Dracut Housing Authority

9/30/2010

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA043000001	$ 103,554	$ 106,661	$ 77,666	$ -	$ 77,666	$ 28,995	$ 28,995	
	Total	**$ 103,554**	**$ 106,661**	**$ 77,666**	**$ -**	**$ 77,666**	**$ 28,995**	**$ 28,995**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Ms. Mary Karabatsos
Executive Director
Dracut Housing Authority
971 Mammoth Road
Dracut, MA 01826-3124

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA04300000110D

Dear Ms. Karabatsos:

This letter obligates $28,995 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Dracut Housing Authority 971 Mammoth Road Dracut, MA 01826		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY 585	☐ 12/31 ☐ 3/31 ☐ 6/30 ☑ 9/30	M A 0 4 3 0 0 0 0 0 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
876443920	101	BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
44						44

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	528	528	528
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above			
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA043000001

Calculations Based on Unit Months:				
14	Limited vacancies			
15	**Total Unit Months**	**528**	**528**	**528**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			44
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$340.43	$340.43
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$353.37	$353.37
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$186,579	$186,579
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$186.38	$186.38
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$98,409	$98,409
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$5,504	$5,504
10	Cost of independent audit	$780	$780
11	Funding for resident participation activities	$1,100	$1,100
12	Asset management fee	$0	$0
13	Information technology fee	$1,056	$1,056
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$8,440**	**$8,440**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$293,428**	**$293,428**
Part B. Formula Income			
01	PUM formula income	$359.61	$359.61
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$359.61	$359.61
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$189,874**	**$189,874**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$103,554	$103,554
02	Cost of independent audit (Same as Part A, Line 10)	$780	$780
03	Formula amount (greater of Part D, Lines 01 or 02)	**$103,554**	**$103,554**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$103,554
02	Adjustment due to availability of funds		$3,107
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$106,661

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA044000020	$ 475,935	$ 490,213	$ 356,951	$ -	$ 356,951	$ 133,262	$ 133,262	
	Total	**$ 475,935**	**$ 490,213**	**$ 356,951**	**$ -**	**$ 356,951**	**$ 133,262**	**$ 133,262**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Dr. Kevin Ascolillo
Executive Director
Beverly Housing Authority
137 Bridge Street (Rear)
Beverly, MA 01915-2800

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA04400002010D

Dear Dr. Ascolillo:

This letter obligates $133,262 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Beverly Housing Authority 137 Bridge Street (Rear) Beverly, MA 01915		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
B 1030	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 4 4 0 0 0 0 2 0
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
086534492	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
168						168

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	2,003	2,003	2,003
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	13		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA044000020

Calculations Based on Unit Months:				
14	Limited vacancies		13	
15	**Total Unit Months**	**2,016**	**2,016**	**2,003**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			167
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$414.21	$414.21
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$429.95	$429.95
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$866,779	$866,779
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$115.36	$115.36
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$232,566	$232,566
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$41,794	$41,794
10	Cost of independent audit	$13,820	$860
11	Funding for resident participation activities	$4,175	$4,175
12	Asset management fee	$0	$0
13	Information technology fee	$4,032	$4,032
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$63,821**	**$50,861**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$1,163,166**	**$1,150,206**
Part B. Formula Income			
01	PUM formula income	$334.46	$334.46
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$334.46	$334.46
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$674,271**	**$674,271**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$488,895	$475,935
02	Cost of independent audit (Same as Part A, Line 10)	$13,820	$860
03	Formula amount (greater of Part D, Lines 01 or 02)	**$488,895**	**$475,935**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$475,935
02	Adjustment due to availability of funds		$14,278
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$490,213

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA045000001	$ 342,649	$ 352,928	$ 256,987	$ -	$ 256,987	$ 95,941	$ 95,941	
	Total	**$ 342,649**	**$ 352,928**	**$ 256,987**	**$ -**	**$ 256,987**	**$ 95,941**	**$ 95,941**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
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U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Roland C. Moussally
Executive Director
Weymouth Housing Authority
402 Essex Street
Weymouth, MA 02188-4214

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA04500000110D

Dear Mr. Moussally:

This letter obligates $95,941 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Weymouth Housing Authority 402 Essex Street Weymouth, MA 02188		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
NY 353	☑ 12/31 ☐ 3/31 ☐ 6/30 ☐ 9/30	M A 0 4 5 0 0 0 0 0 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
605728724	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
70						70

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	814	814	814
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	26		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA045000001

Calculations Based on Unit Months:				
14	Limited vacancies		26	
15	**Total Unit Months**	**840**	**840**	**814**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			68
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$455.19	$455.19
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$472.49	$472.49
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$396,892	$396,892
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$373.96	$373.96
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$314,126	$314,126
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$3,254	$3,254
10	Cost of independent audit	$737	$737
11	Funding for resident participation activities	$1,700	$1,700
12	Asset management fee	$0	$0
13	Information technology fee	$1,680	$1,680
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$7,371**	**$7,371**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$718,389**	**$718,389**
Part B. Formula Income			
01	PUM formula income	$447.31	$447.31
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$447.31	$447.31
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$375,740**	**$375,740**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$342,649	$342,649
02	Cost of independent audit (Same as Part A, Line 10)	$737	$737
03	Formula amount (greater of Part D, Lines 01 or 02)	**$342,649**	**$342,649**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$342,649
02	Adjustment due to availability of funds		$10,279
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$352,928

CY 2010 Operating Subsidy Documents
MA046 - Barnstable Housing Authority

9/30/2010

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA046000003	$ 114,181	$ 117,606	$ 85,636	$ -	$ 85,636	$ 31,970	$ 31,970	
	Total	**$ 114,181**	**$ 117,606**	**$ 85,636**	**$ -**	**$ 85,636**	**$ 31,970**	**$ 31,970**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Ms. Sandra J. Perry
Executive Director
Barnstable Housing Authority
146 South Street
Hyannis, MA 02601-4016

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA04600000310D

Dear Ms. Perry:

This letter obligates $31,970 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Barnstable Housing Authority 146 South Street Hyannis, MA 02601		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
B-1472	☑ 12/31 ☐ 3/31 ☐ 6/30 ☐ 9/30	M A 0 4 6 0 0 0 0 0 3
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
780982062	101	BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
68						68

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	814	814	814
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	2		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA046000003

Calculations Based on Unit Months:				
14	Limited vacancies		2	
15	**Total Unit Months**	**816**	**816**	**814**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			68
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$329.78	$329.78
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$342.31	$342.31
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$279,325	$279,325
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$82.34	$82.34
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$67,189	$67,189
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$14,908	$14,908
10	Cost of independent audit	$2,346	$2,346
11	Funding for resident participation activities	$1,700	$1,700
12	Asset management fee	$0	$0
13	Information technology fee	$1,632	$1,632
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$20,586**	**$20,586**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$367,100**	**$367,100**
Part B. Formula Income			
01	PUM formula income	$309.95	$309.95
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$309.95	$309.95
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$252,919**	**$252,919**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$114,181	$114,181
02	Cost of independent audit (Same as Part A, Line 10)	$2,346	$2,346
03	Formula amount (greater of Part D, Lines 01 or 02)	**$114,181**	**$114,181**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$114,181
02	Adjustment due to availability of funds		$3,425
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$117,606

CY 2010 Operating Subsidy Documents
MA047 - Falmouth Housing Authority

9/30/2010

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA047004005	$ 232,598	$ 239,576	$ 171,515	$ -	$ 171,515	$ 68,061	$ 68,061	
2	MA047004006	$ 51,182	$ 52,717	$ -	$ -	$ -	$ 52,717	$ 52,717	
	Total	**$ 283,780**	**$ 292,293**	**$ 171,515**	**$ -**	**$ 171,515**	**$ 120,778**	**$ 120,778**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Thomas L. Lacey
Executive Director
Falmouth Housing Authority
115 Scranton Avenue
Falmouth, MA 02540-3560

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA04700400510D

Dear Mr. Lacey:

This letter obligates $68,061 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Falmouth Housing Authority 115 Scranton Avenue Falmouth, MA 02540		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
B-1578	☐ 12/31 ☐ 3/31 ☑ 6/30 ☐ 9/30	M A 0 4 7 0 0 4 0 0 5
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
085614139	101	BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
163		0		0		163

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,955	1,955	1,955
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	1		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA047004005

Calculations Based on Unit Months:				
14	Limited vacancies		1	
15	**Total Unit Months**	**1,956**	**1,956**	**1,955**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			163
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$288.70	$288.70
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$299.67	$299.67
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$586,155	$586,155
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$140.16	$140.16
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$274,153	$274,153
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$37,842	$37,842
10	Cost of independent audit	$1,750	$1,750
11	Funding for resident participation activities	$4,075	$4,075
12	Asset management fee	$0	$3,912
13	Information technology fee	$3,912	$3,912
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$47,579**	**$51,491**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$907,887**	**$911,799**
Part B. Formula Income			
01	PUM formula income	$347.24	$347.24
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$347.24	$347.24
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$679,201**	**$679,201**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$228,686	$232,598
02	Cost of independent audit (Same as Part A, Line 10)	$1,750	$1,750
03	Formula amount (greater of Part D, Lines 01 or 02)	**$228,686**	**$232,598**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$232,598
02	Adjustment due to availability of funds		$6,978
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$239,576

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Thomas L. Lacey
Executive Director
Falmouth Housing Authority
115 Scranton Avenue
Falmouth, MA 02540-3560

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA04700400610D

Dear Mr. Lacey:

This letter obligates $52,717 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Falmouth Housing Authority 115 Scranton Avenue Falmouth, MA 02540		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
B-1578	☐ 12/31 ☐ 3/31 ☑ 6/30 ☐ 9/30	M A 0 4 7 0 0 4 0 0 6
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
085614139	101	BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
0		0		0		0

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	0	0	0
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	354	354	354
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above			
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above	6		

Operating Fund Project Number:
MA047004006

Calculations Based on Unit Months:				
14	Limited vacancies			
15	**Total Unit Months**	**360**	**354**	**354**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			30
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee		354	

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$285.43	$285.43
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$296.28	$296.28
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$209,766	$104,883
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$122.97	$122.97
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$87,063	$43,531
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$37,842	$14,333
10	Cost of independent audit	$1,440	$1,440
11	Funding for resident participation activities	$1,475	$750
12	Asset management fee	$0	$720
13	Information technology fee	$1,416	$720
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$42,173**	**$17,963**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$339,002**	**$166,377**
Part B. Formula Income			
01	PUM formula income	$325.41	$325.41
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$325.41	$325.41
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$230,390**	**$115,195**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$108,612	$51,182
02	Cost of independent audit (Same as Part A, Line 10)	$1,440	$1,440
03	Formula amount (greater of Part D, Lines 01 or 02)	**$108,612**	**$51,182**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$51,182
02	Adjustment due to availability of funds		$1,535
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$52,717

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA049000001	$ 74,506	$ 76,741	$ 55,880	$ -	$ 55,880	$ 20,861	$ 20,861	
	Total	**$ 74,506**	**$ 76,741**	**$ 55,880**	**$ -**	**$ 55,880**	**$ 20,861**	**$ 20,861**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mrs. Kathy DeMarsh
Executive Director
Scituate Housing Authority
791 Country Way
Scituate, MA 02066-1729

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA04900000110D

Dear Mrs. DeMarsh:

This letter obligates $20,861 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Scituate Housing Authority 791 Country Way Scituate, MA 02066		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
B-1267	☐ 12/31 ☐ 3/31 ☐ 6/30 ☑ 9/30	M A 0 4 9 0 0 0 0 0 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
097445001	101	BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
51		0		0		51

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	605	605	605
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	0		0
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	0	0	0
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy	0	0	0
Vacant Unit Months				
05	Units undergoing modernization	0	0	
06	Special use units	0	0	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		0	
07	Units vacant due to litigation	0	0	
08	Units vacant due to disasters	0	0	
09	Units vacant due to casualty losses	0	0	
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	7		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

Operating Fund Project Number:
MA049000001

Calculations Based on Unit Months:				
14	Limited vacancies		7	
15	**Total Unit Months**	**612**	**612**	**605**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			50
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee		0	

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$364.66	$364.66
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$378.52	$378.52
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$231,654	$231,654
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$128.72	$128.72
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$78,777	$78,777
Add-Ons			
07	Self-sufficiency	$0	$0
08	Energy loan amortization	$0	$0
09	Payment in lieu of taxes (PILOT)	$14,204	$14,204
10	Cost of independent audit	$0	$0
11	Funding for resident participation activities	$1,250	$1,250
12	Asset management fee	$0	$0
13	Information technology fee	$1,224	$1,224
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$16,678**	**$16,678**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$327,109**	**$327,109**
Part B. Formula Income			
01	PUM formula income	$412.75	$412.75
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$412.75	$412.75
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$252,603**	**$252,603**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$74,506	$74,506
02	Cost of independent audit (Same as Part A, Line 10)	$0	$0
03	Formula amount (greater of Part D, Lines 01 or 02)	**$74,506**	**$74,506**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$74,506
02	Adjustment due to availability of funds		$2,235
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$76,741

CY 2010 Operating Subsidy Documents
MA055 - Salem Housing Authority

9/30/2010

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA055000003	$ 138,185	$ 142,331	$ 103,643	$ -	$ 103,643	$ 38,688	$ 38,688	
	Total	**$ 138,185**	**$ 142,331**	**$ 103,643**	**$ -**	**$ 103,643**	**$ 38,688**	**$ 38,688**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Ms. Carol A. MacGown
Executive Director
Salem Housing Authority
27 Charter Street
Salem, MA 01970-3656

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA05500000310D

Dear Ms. MacGown:

This letter obligates $38,688 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Salem Housing Authority 27 Charter Street Salem, MA 01970		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
B 1632	☐ 12/31 ☐ 3/31 ☐ 6/30 ☑ 9/30	M A 0 5 5 0 0 0 0 0 3
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
783957558	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
39						39

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	439	439	439
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters	0	0	
09	Units vacant due to casualty losses	27	27	
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	2		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA055000003

Calculations Based on Unit Months:				
14	Limited vacancies		2	
15	**Total Unit Months**	**468**	**468**	**439**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			37
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$391.75	$391.75
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$406.64	$406.64
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$190,308	$190,308
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$119.23	$119.23
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$55,800	$55,800
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$3,360	$3,360
10	Cost of independent audit	$173	$173
11	Funding for resident participation activities	$925	$925
12	Asset management fee	$0	$0
13	Information technology fee	$936	$936
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$5,394**	**$5,394**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$251,502**	**$251,502**
Part B. Formula Income			
01	PUM formula income	$256.80	$256.81
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$256.80	$256.81
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$120,182**	**$120,187**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$6,870	$6,870
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$6,870**	**$6,870**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$138,190	$138,185
02	Cost of independent audit (Same as Part A, Line 10)	$173	$173
03	Formula amount (greater of Part D, Lines 01 or 02)	**$138,190**	**$138,185**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$138,185
02	Adjustment due to availability of funds		$4,146
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$142,331

CY 2010 Operating Subsidy Documents
MA059 - Plymouth Housing Authority

9/30/2010

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA059000001	$ 129,024	$ 132,895	$ 105,208	$ -	$ 105,208	$ 27,687	$ 27,687	
	Total	**$ 129,024**	**$ 132,895**	**$ 105,208**	**$ -**	**$ 105,208**	**$ 27,687**	**$ 27,687**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Ms. Joan C. Pimental
Executive Director
Plymouth Housing Authority
PO Box 3537
69 Allerton Street
Plymouth, MA 02361-3537

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies, LOCCS/PAS Project No. MA05900000110D

Dear Ms. Pimental:

This letter obligates $27,687 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Plymouth Housing Authority PO Box 3537 Plymouth, MA 02361		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
B1665	☑ 12/31 ☐ 3/31 ☐ 6/30 ☐ 9/30	M A 0 5 9 0 0 0 0 0 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
079511267	101	BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
112		0		0		112

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,319	1,319	1,319
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	0		0
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	0	0	0
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy	0	0	0
Vacant Unit Months				
05	Units undergoing modernization	0	0	
06	Special use units	0	0	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		0	
07	Units vacant due to litigation	0	0	
08	Units vacant due to disasters	0	0	
09	Units vacant due to casualty losses	0	0	
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	25		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

Operating Fund Project Number:
MA059000001

Calculations Based on Unit Months:				
14	Limited vacancies		25	
15	**Total Unit Months**	**1,344**	**1,344**	**1,319**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			110
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee		0	

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$363.65	$363.65
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$377.47	$377.47
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$507,320	$507,320
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$104.87	$104.87
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$140,945	$140,945
Add-Ons			
07	Self-sufficiency	$0	$0
08	Energy loan amortization	$0	$0
09	Payment in lieu of taxes (PILOT)	$34,430	$34,430
10	Cost of independent audit	$600	$600
11	Funding for resident participation activities	$2,750	$2,750
12	Asset management fee	$0	$0
13	Information technology fee	$2,688	$2,688
14	Asset repositioning fee	$0	$0
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$40,468**	**$40,468**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$688,733**	**$688,733**
Part B. Formula Income			
01	PUM formula income	$409.01	$416.45
02	PUM change in utility allowances	$0.00	$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$409.01	$416.45
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$549,709**	**$559,709**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$139,024	$129,024
02	Cost of independent audit (Same as Part A, Line 10)	$600	$600
03	Formula amount (greater of Part D, Lines 01 or 02)	**$139,024**	**$129,024**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$129,024
02	Adjustment due to availability of funds		$3,871
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$132,895

CY 2010 Operating Subsidy Documents
MA065 - Needham Housing Authority

9/30/2010

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA065000001	$ 298,764	$ 307,727	$ 222,773	$ -	$ 222,773	$ 84,954	$ 84,954	
	Total	**$ 298,764**	**$ 307,727**	**$ 222,773**	**$ -**	**$ 222,773**	**$ 84,954**	**$ 84,954**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Ms. Pamela Allen
Executive Director
Needham Housing Authority
28 Captain Robert Cook Drive
Needham, MA 02494-3139

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA06500000110D

Dear Ms. Allen:

This letter obligates $84,954 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Needham Housing Authority 28 Captain Robert Cook Drive Needham, MA 02494		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
B-1633	☑ 12/31 ☐ 3/31 ☐ 6/30 ☐ 9/30	M A 0 6 5 0 0 0 0 0 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
056297864	101	BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
76						76

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	895	895	895
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units	12	12	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	5		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA065000001

Calculations Based on Unit Months:				
14	Limited vacancies		5	
15	**Total Unit Months**	**912**	**912**	**895**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			75
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$412.82	$412.82
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$428.51	$428.51
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$385,659	$390,801
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$172.55	$170.28
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$155,295	$155,295
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$9,298	$9,298
10	Cost of independent audit	$494	$494
11	Funding for resident participation activities	$1,875	$1,875
12	Asset management fee	$0	$0
13	Information technology fee	$1,800	$1,824
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$13,467**	**$13,491**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$554,421**	**$559,587**
Part B. Formula Income			
01	PUM formula income	$285.99	$285.99
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$285.99	$285.99
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$257,391**	**$260,823**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$297,030	$298,764
02	Cost of independent audit (Same as Part A, Line 10)	$494	$494
03	Formula amount (greater of Part D, Lines 01 or 02)	**$297,030**	**$298,764**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$298,764
02	Adjustment due to availability of funds		$8,963
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$307,727

CY 2010 Operating Subsidy Documents
MA067 - Lexington Housing Authority

9/30/2010

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA067000001	$ 170,907	$ 176,034	$ 128,180	$ -	$ 128,180	$ 47,854	$ 47,854	
	Total	**$ 170,907**	**$ 176,034**	**$ 128,180**	**$ -**	**$ 128,180**	**$ 47,854**	**$ 47,854**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Stephen Keane
Executive Director
Lexington Housing Authority
1 Countryside Village
Lexington, MA 02420-2530

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA06700000110D

Dear Mr. Keane:

This letter obligates $47,854 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Lexington Housing Authority 1 Countryside Village Lexington, MA 02420		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
B-1741	☐ 12/31 ☐ 3/31 ☑ 6/30 ☐ 9/30	M A 0 6 7 0 0 0 0 0 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
879330835	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
77						77

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	924	924	924
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above			
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA067000001

Calculations Based on Unit Months:				
14	Limited vacancies			
15	**Total Unit Months**	**924**	**924**	**924**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			77
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$398.09	$398.09
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$413.22	$413.22
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$381,815	$381,815
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$93.68	$100.66
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$86,560	$93,010
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$20,655	$20,655
10	Cost of independent audit	$875	$875
11	Funding for resident participation activities	$1,925	$1,925
12	Asset management fee	$0	$0
13	Information technology fee	$1,848	$1,848
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$25,303**	**$25,303**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$493,678**	**$500,128**
Part B. Formula Income			
01	PUM formula income	$356.30	$356.30
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$356.30	$356.30
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$329,221**	**$329,221**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$164,457	$170,907
02	Cost of independent audit (Same as Part A, Line 10)	$875	$875
03	Formula amount (greater of Part D, Lines 01 or 02)	**$164,457**	**$170,907**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$170,907
02	Adjustment due to availability of funds		$5,127
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$176,034

CY 2010 Operating Subsidy Documents
MA069 - Milford Housing Authority

9/30/2010

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA069000002	$ 196,784	$ 202,688	$ 147,588	$ -	$ 147,588	$ 55,100	$ 55,100	
	Total	**$ 196,784**	**$ 202,688**	**$ 147,588**	**$ -**	**$ 147,588**	**$ 55,100**	**$ 55,100**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mrs. Patricia Morrill
Executive Director
Milford Housing Authority
45 Birmingham Court
Milford, MA 01757-1616

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA06900000210D

Dear Mrs. Morrill:

This letter obligates $55,100 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Milford Housing Authority 45 Birmingham Court Milford, MA 01757		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
B-1556	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 6 9 0 0 0 0 0 2
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
604449454	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
65						65

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	779	779	779
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	1		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA069000002

Calculations Based on Unit Months:				
14	Limited vacancies		1	
15	**Total Unit Months**	**780**	**780**	**779**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			65
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$363.62	$363.62
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$377.44	$377.44
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$294,403	$294,403
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$100.86	$100.86
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$78,671	$78,671
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$10,876	$10,876
10	Cost of independent audit	$328	$328
11	Funding for resident participation activities	$1,625	$1,625
12	Asset management fee	$0	$0
13	Information technology fee	$1,560	$1,560
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$14,389**	**$14,389**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$387,463**	**$387,463**
Part B. Formula Income			
01	PUM formula income	$244.46	$244.46
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$244.46	$244.46
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$190,679**	**$190,679**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$196,784	$196,784
02	Cost of independent audit (Same as Part A, Line 10)	$328	$328
03	Formula amount (greater of Part D, Lines 01 or 02)	**$196,784**	**$196,784**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$196,784
02	Adjustment due to availability of funds		$5,904
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$202,688

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA074000001	$ 130,887	$ 134,814	$ 110,491	$ -	$ 110,491	$ 24,323	$ 24,323	
	Total	**$ 130,887**	**$ 134,814**	**$ 110,491**	**$ -**	**$ 110,491**	**$ 24,323**	**$ 24,323**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Ms. Sandra Gass
Executive Director
Wakefield Housing Authority
26 Crescent Street
Wakefield, MA 01880-2430

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA07400000110D

Dear Ms. Gass:

This letter obligates $24,323 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Wakefield Housing Authority 26 Crescent Street Wakefield, MA 01880		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
B 14444	☐ 12/31 ☐ 3/31 ☑ 6/30 ☐ 9/30	M A 0 7 4 0 0 0 0 0 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
042360461	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
40		0		0		40

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	476	476	476
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	4		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA074000001

Calculations Based on Unit Months:				
14	Limited vacancies		4	
15	**Total Unit Months**	**480**	**480**	**476**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			40
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$371.38	$371.38
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$385.49	$385.49
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$185,035	$185,035
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$211.53	$211.53
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$101,534	$101,534
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$7,278	$7,278
10	Cost of independent audit	$2,859	$2,859
11	Funding for resident participation activities	$1,000	$1,000
12	Asset management fee	$0	$0
13	Information technology fee	$960	$960
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$12,097**	**$12,097**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$298,666**	**$298,666**
Part B. Formula Income			
01	PUM formula income	$349.54	$349.54
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$349.54	$349.54
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$167,779**	**$167,779**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$130,887	$130,887
02	Cost of independent audit (Same as Part A, Line 10)	$2,859	$2,859
03	Formula amount (greater of Part D, Lines 01 or 02)	**$130,887**	**$130,887**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$130,887
02	Adjustment due to availability of funds		$3,927
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$134,814

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA081000001	$ 86,020	$ 88,601	$ 64,515	$ -	$ 64,515	$ 24,086	$ 24,086	
	Total	**$ 86,020**	**$ 88,601**	**$ 64,515**	**$ -**	**$ 64,515**	**$ 24,086**	**$ 24,086**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
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U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Kenneth R. Martin
Executive Director
Methuen Housing Authority
24 Mystic Street
Methuen, MA 01844-2468

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA08100000110D

Dear Mr. Martin:

This letter obligates $24,086 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Methuen Housing Authority 24 Mystic Street Methuen, MA 01844		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
B1616	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 8 1 0 0 0 0 0 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
781483000	101	BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
42		0		0		42

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	503	503	503
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	1		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA081000001

Calculations Based on Unit Months:				
14	Limited vacancies		1	
15	**Total Unit Months**	**504**	**504**	**503**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			42
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$413.43	$413.43
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$429.14	$429.14
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$216,287	$216,287
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$46.08	$46.08
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$23,224	$23,224
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$16,522	$16,522
10	Cost of independent audit	$231	$231
11	Funding for resident participation activities	$1,050	$1,050
12	Asset management fee	$0	$0
13	Information technology fee	$1,008	$1,008
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$18,811**	**$18,811**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$258,322**	**$258,322**
Part B. Formula Income			
01	PUM formula income	$341.87	$341.87
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$341.87	$341.87
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$172,302**	**$172,302**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$86,020	$86,020
02	Cost of independent audit (Same as Part A, Line 10)	$231	$231
03	Formula amount (greater of Part D, Lines 01 or 02)	**$86,020**	**$86,020**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$86,020
02	Adjustment due to availability of funds		$2,581
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$88,601

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA085000001	$ 59,568	$ 61,355	$ 44,400	$ -	$ 44,400	$ 16,955	$ 16,955	
	Total	**$ 59,568**	**$ 61,355**	**$ 44,400**	**$ -**	**$ 44,400**	**$ 16,955**	**$ 16,955**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Ms. Donna Crabtree
Executive Director
Amherst Housing Authority
33 Kellogg Avenue
Amherst, MA 01002-2102

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA08500000110D

Dear Ms. Crabtree:

This letter obligates $16,955 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Amherst Housing Authority 33 Kellogg Avenue Amherst, MA 01002		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
B-1157	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 0 8 5 0 0 0 0 0 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
037702743	101	BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
15						15

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	180	180	180
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above			
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA085000001

Calculations Based on Unit Months:				
14	Limited vacancies			
15	**Total Unit Months**	**180**	**180**	**180**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			15
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee		0	

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$421.21	$421.21
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$437.22	$437.22
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$78,700	$78,700
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$60.56	$60.56
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$10,901	$10,901
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$2,902	$3,370
10	Cost of independent audit	$400	$300
11	Funding for resident participation activities	$375	$375
12	Asset management fee	$0	$0
13	Information technology fee	$360	$360
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$4,037**	**$4,405**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$93,638**	**$94,006**
Part B. Formula Income			
01	PUM formula income	$191.32	$191.32
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$191.32	$191.32
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$34,438**	**$34,438**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$59,200	$59,568
02	Cost of independent audit (Same as Part A, Line 10)	$400	$300
03	Formula amount (greater of Part D, Lines 01 or 02)	**$59,200**	**$59,568**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$59,568
02	Adjustment due to availability of funds		$1,787
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$61,355

CY 2010 Operating Subsidy Documents
MA091 - Hudson Housing Authority

9/30/2010

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA091000001	$ 222,173	$ 228,838	$ 171,134	$ -	$ 171,134	$ 57,704	$ 57,704	
	Total	**$ 222,173**	**$ 228,838**	**$ 171,134**	**$ -**	**$ 171,134**	**$ 57,704**	**$ 57,704**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Dr. Robert J. Barrell
Executive Director
Hudson Housing Authority
8 Brigham Circle
Hudson, MA 01749-2429

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA09100000110D

Dear Dr. Barrell:

This letter obligates $57,704 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Hudson Housing Authority 8 Brigham Circle Hudson, MA 01749		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
B-1615	☐ 12/31 ☐ 3/31 ☐ 6/30 ☑ 9/30	M A 0 9 1 0 0 0 0 0 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
043625987	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
92						92

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,097	1,097	1,097
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	7		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA091000001

Calculations Based on Unit Months:				
14	Limited vacancies		7	
15	**Total Unit Months**	**1,104**	**1,104**	**1,097**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			91
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$366.47	$366.47
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$380.40	$380.40
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$419,962	$419,962
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$108.47	$107.59
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$119,751	$118,779
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$22,756	$22,756
10	Cost of independent audit	$1,149	$1,149
11	Funding for resident participation activities	$2,275	$2,275
12	Asset management fee	$0	$0
13	Information technology fee	$2,208	$2,208
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$28,388**	**$28,388**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$568,101**	**$567,129**
Part B. Formula Income			
01	PUM formula income	$307.90	$312.46
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$307.90	$312.46
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$339,922**	**$344,956**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$228,179	$222,173
02	Cost of independent audit (Same as Part A, Line 10)	$1,149	$1,149
03	Formula amount (greater of Part D, Lines 01 or 02)	**$228,179**	**$222,173**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$222,173
02	Adjustment due to availability of funds		$6,665
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$228,838

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA093000001	$ 139,820	$ 144,015	$ 104,865	$ -	$ 104,865	$ 39,150	$ 39,150	
	Total	**$ 139,820**	**$ 144,015**	**$ 104,865**	**$ -**	**$ 104,865**	**$ 39,150**	**$ 39,150**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Thomas M. Wade
Executive Director
Watertown Housing Authority
55 Waverley Avenue
Watertown, MA 02472-1723

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA09300000110D

Dear Mr. Wade:

This letter obligates $39,150 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Watertown Housing Authority 55 Waverley Avenue Watertown, MA 02472		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
B-1068	☑ 12/31 ☐ 3/31 ☐ 6/30 ☐ 9/30	M A 0 9 3 0 0 0 0 0 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
086531332	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
50		0		0		50

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	593	593	593
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	7		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA093000001

Calculations Based on Unit Months:				
14	Limited vacancies		7	
15	**Total Unit Months**	**600**	**600**	**593**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			49
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$370.62	$370.62
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$384.70	$384.70
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$230,820	$230,820
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$183.05	$183.05
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$109,830	$109,830
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$9,808	$9,808
10	Cost of independent audit	$2,325	$2,325
11	Funding for resident participation activities	$1,225	$1,225
12	Asset management fee	$0	$0
13	Information technology fee	$1,200	$1,200
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$14,558**	**$14,558**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$355,208**	**$355,208**
Part B. Formula Income			
01	PUM formula income	$358.98	$358.98
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$358.98	$358.98
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$215,388**	**$215,388**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$139,820	$139,820
02	Cost of independent audit (Same as Part A, Line 10)	$2,325	$2,325
03	Formula amount (greater of Part D, Lines 01 or 02)	**$139,820**	**$139,820**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$139,820
02	Adjustment due to availability of funds		$4,195
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$144,015

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA098000001	$ 20,869	$ 21,495	$ 20,534	$ -	$ 20,534	$ 961	$ 961	
	Total	**$ 20,869**	**$ 21,495**	**$ 20,534**	**$ -**	**$ 20,534**	**$ 961**	**$ 961**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Ms. Judith Lincicum
Executive Director
Concord Housing Authority
34 Everett Street
Concord, MA 01742-2495

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA09800000110D

Dear Ms. Lincicum:

This letter obligates $ 961 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Concord Housing Authority 115 Stow Street Concord, MA 01742		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
B-1433	☐ 12/31 ☐ 3/31 ☑ 6/30 ☐ 9/30	M A 0 9 8 0 0 0 0 0 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
043348432	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
18						18

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	212	212	212
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	4		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA098000001

Calculations Based on Unit Months:				
14	Limited vacancies		4	
15	**Total Unit Months**	**216**	**216**	**212**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			18
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$504.49	$504.49
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$523.66	$523.66
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$113,111	$113,111
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$50.47	$50.47
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$10,902	$10,902
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$7,223	$7,223
10	Cost of independent audit	$375	$375
11	Funding for resident participation activities	$450	$450
12	Asset management fee	$0	$0
13	Information technology fee	$432	$432
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$8,480**	**$8,480**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$132,493**	**$132,493**
Part B. Formula Income			
01	PUM formula income	$530.26	$530.26
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$530.26	$530.26
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$114,536**	**$114,536**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$2,912	$2,912
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$2,912**	**$2,912**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$20,869	$20,869
02	Cost of independent audit (Same as Part A, Line 10)	$375	$375
03	Formula amount (greater of Part D, Lines 01 or 02)	**$20,869**	**$20,869**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$20,869
02	Adjustment due to availability of funds		$626
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$21,495

CY 2010 Operating Subsidy Documents
MA099 - Saugus Housing Authority

9/30/2010

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA099000001	$ 144,132	$ 148,456	$ 108,099	$ -	$ 108,099	$ 40,357	$ 40,357	
	Total	**$ 144,132**	**$ 148,456**	**$ 108,099**	**$ -**	**$ 108,099**	**$ 40,357**	**$ 40,357**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Steven G. Whitehurst
Executive Director
Saugus Housing Authority
19 Talbot Street
Saugus, MA 01906-3465

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA09900000110D

Dear Mr. Whitehurst:

This letter obligates $40,357 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Saugus Housing Authority 19 Talbot Street Saugus, MA 01906		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
B 1653	☑ 12/31 ☐ 3/31 ☐ 6/30 ☐ 9/30	M A 0 9 9 0 0 0 0 0 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
114223076	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
100		0		0		100

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,196	1,196	1,196
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	0		0
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	0	0	0
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy	0	0	0
Vacant Unit Months				
05	Units undergoing modernization	0	0	
06	Special use units	0	0	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		0	
07	Units vacant due to litigation	0	0	
08	Units vacant due to disasters	0	0	
09	Units vacant due to casualty losses	0	0	
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	4		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

Operating Fund Project Number:
MA099000001

Calculations Based on Unit Months:				
14	Limited vacancies		4	
15	**Total Unit Months**	**1,200**	**1,200**	**1,196**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			100
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee		0	

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$360.19	$360.19
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$373.88	$373.88
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$448,656	$448,656
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$77.27	$77.27
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$92,724	$92,724
Add-Ons			
07	Self-sufficiency	$0	$0
08	Energy loan amortization	$0	$0
09	Payment in lieu of taxes (PILOT)	$29,520	$29,520
10	Cost of independent audit	$500	$500
11	Funding for resident participation activities	$2,500	$2,500
12	Asset management fee	$0	$0
13	Information technology fee	$2,400	$2,400
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$34,920**	**$34,920**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$576,300**	**$576,300**
Part B. Formula Income			
01	PUM formula income	$360.14	$360.14
02	PUM change in utility allowances	$0.00	$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$360.14	$360.14
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$432,168**	**$432,168**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$144,132	$144,132
02	Cost of independent audit (Same as Part A, Line 10)	$500	$500
03	Formula amount (greater of Part D, Lines 01 or 02)	**$144,132**	**$144,132**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$144,132
02	Adjustment due to availability of funds		$4,324
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$148,456

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA101000001	$ 268,267	$ 276,315	$ 201,200	$ -	$ 201,200	$ 75,115	$ 75,115	
	Total	**$ 268,267**	**$ 276,315**	**$ 201,200**	**$ -**	**$ 201,200**	**$ 75,115**	**$ 75,115**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. BRIAN BOGGIA
Executive Director
Wayland Housing Authority
106 Main Street
Wayland, MA 01778-4939

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA10100000110D

Dear Mr. BOGGIA:

This letter obligates $75,115 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Wayland Housing Authority 106 Main Street Wayland, MA 01778		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
B-1445	☑ 12/31 ☐ 3/31 ☐ 6/30 ☐ 9/30	M A 1 0 1 0 0 0 0 0 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
050539400	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
80		0		0		80

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	936	936	936
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	0		0
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	0	0	0
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy	0	0	0
Vacant Unit Months				
05	Units undergoing modernization	0	0	
06	Special use units	0	0	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		0	
07	Units vacant due to litigation	0	0	
08	Units vacant due to disasters	0	0	
09	Units vacant due to casualty losses	0	0	
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	24		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

Operating Fund Project Number:
MA101000001

Calculations Based on Unit Months:				
14	Limited vacancies		24	
15	**Total Unit Months**	**960**	**960**	**936**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			78
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee		0	

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$402.63	$402.63
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$417.93	$417.93
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$401,213	$401,213
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$88.42	$88.42
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$84,883	$84,883
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$19,682	$19,682
10	Cost of independent audit	$1,730	$1,730
11	Funding for resident participation activities	$1,950	$1,950
12	Asset management fee	$0	$0
13	Information technology fee	$1,920	$1,920
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$25,282**	**$25,282**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$511,378**	**$511,378**
Part B. Formula Income			
01	PUM formula income	$262.51	$262.51
02	PUM change in utility allowances	$0.00	$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$262.51	$262.51
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$252,010**	**$252,010**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$8,899	$8,899
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$8,899**	**$8,899**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$268,267	$268,267
02	Cost of independent audit (Same as Part A, Line 10)	$1,730	$1,730
03	Formula amount (greater of Part D, Lines 01 or 02)	**$268,267**	**$268,267**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$268,267
02	Adjustment due to availability of funds		$8,048
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$276,315

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA107000001	$ 186,813	$ 192,417	$ 140,177	$ -	$ 140,177	$ 52,240	$ 52,240	
	Total	**$ 186,813**	**$ 192,417**	**$ 140,177**	**$ -**	**$ 140,177**	**$ 52,240**	**$ 52,240**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Ms. Joanne Comerford
Executive Director
North Andover Housing Authority
One Morkeski Meadows
North Andover, MA 01845

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA10700000110D

Dear Ms. Comerford:

This letter obligates $52,240 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
North Andover Housing Authority One Morkeski Meadows North Andover, MA 01845		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
B-1468	☐ 12/31 ☐ 3/31 ☐ 6/30 ☑ 9/30	M A 1 0 7 0 0 0 0 0 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
051882600	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
105						105

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,253	1,253	1,253
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above			
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above	7		

Operating Fund Project Number:
MA107000001

Calculations Based on Unit Months:				
14	Limited vacancies			
15	**Total Unit Months**	**1,260**	**1,253**	**1,253**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			104
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$321.07	$321.07
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$333.27	$333.27
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$417,587	$417,587
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$147.30	$147.30
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$184,567	$184,567
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$27,764	$27,674
10	Cost of independent audit	$1,066	$1,066
11	Funding for resident participation activities	$2,600	$2,600
12	Asset management fee	$0	$0
13	Information technology fee	$2,520	$2,520
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$33,950**	**$33,860**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$636,104**	**$636,014**
Part B. Formula Income			
01	PUM formula income	$358.50	$358.50
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$358.50	$358.50
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$449,201**	**$449,201**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$186,903	$186,813
02	Cost of independent audit (Same as Part A, Line 10)	$1,066	$1,066
03	Formula amount (greater of Part D, Lines 01 or 02)	**$186,903**	**$186,813**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$186,813
02	Adjustment due to availability of funds		$5,604
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$192,417

CY 2010 Operating Subsidy Documents
MA109 - Norwood Housing Authority

9/30/2010

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA109000001	$ 175,430	$ 180,693	$ 136,289	$ -	$ 136,289	$ 44,404	$ 44,404	
	Total	**$ 175,430**	**$ 180,693**	**$ 136,289**	**$ -**	**$ 136,289**	**$ 44,404**	**$ 44,404**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
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If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Stephen Merritt
Executive Director
Norwood Housing Authority
40 William Shyne Circle
Norwood, MA 02062-2719

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA10900000110D

Dear Mr. Merritt:

This letter obligates $44,404 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Norwood Housing Authority 40 William Shyne Circle Norwood, MA 02062		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
B-1628	☐ 12/31 ☐ 3/31 ☐ 6/30 ☑ 9/30	M A 1 0 9 0 0 0 0 0 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
021720727	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
96						96

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,138	1,138	1,138
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	14		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA109000001

Calculations Based on Unit Months:				
14	Limited vacancies		14	
15	**Total Unit Months**	**1,152**	**1,152**	**1,138**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			95
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$368.47	$368.47
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$382.47	$382.47
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$440,605	$440,605
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$115.20	$115.20
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$132,710	$132,710
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$28,404	$28,404
10	Cost of independent audit	$444	$444
11	Funding for resident participation activities	$2,375	$2,375
12	Asset management fee	$0	$0
13	Information technology fee	$2,304	$2,304
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$33,527**	**$33,527**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$606,842**	**$606,842**
Part B. Formula Income			
01	PUM formula income	$369.03	$374.49
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$369.03	$374.49
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$425,123**	**$431,412**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$181,719	$175,430
02	Cost of independent audit (Same as Part A, Line 10)	$444	$444
03	Formula amount (greater of Part D, Lines 01 or 02)	**$181,719**	**$175,430**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$175,430
02	Adjustment due to availability of funds		$5,263
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$180,693

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA110000001	$ 55,083	$ 56,735	$ 42,603	$ -	$ 42,603	$ 14,132	$ 14,132	
	Total	**$ 55,083**	**$ 56,735**	**$ 42,603**	**$ -**	**$ 42,603**	**$ 14,132**	**$ 14,132**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Ms. Barbara Thurston
Executive Director
Bourne Housing Authority
871 Shore Road
Pocasset, MA 02559-2080

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA11000000110D

Dear Ms. Thurston:

This letter obligates $14,132 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Bourne Housing Authority 871 Shore Road Pocasset, MA 02559		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
B-1666	☐ 12/31 ☑ 3/31 ☐ 6/30 ☐ 9/30	M A 1 1 0 0 0 0 0 0 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
022158695	101	BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
56						56

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	670	670	670
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	2		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA110000001

Calculations Based on Unit Months:				
14	Limited vacancies		2	
15	**Total Unit Months**	**672**	**672**	**670**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			56
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$295.52	$295.52
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$306.75	$306.75
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$206,136	$206,136
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$66.77	$66.77
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$44,869	$44,869
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$17,111	$17,111
10	Cost of independent audit	$2,925	$2,925
11	Funding for resident participation activities	$1,400	$1,400
12	Asset management fee	$0	$0
13	Information technology fee	$1,344	$1,344
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$22,780**	**$22,780**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$273,785**	**$273,785**
Part B. Formula Income			
01	PUM formula income	$325.45	$325.45
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$325.45	$325.45
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$218,702**	**$218,702**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$55,083	$55,083
02	Cost of independent audit (Same as Part A, Line 10)	$2,925	$2,925
03	Formula amount (greater of Part D, Lines 01 or 02)	**$55,083**	**$55,083**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$55,083
02	Adjustment due to availability of funds		$1,652
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$56,735

CY 2010 Operating Subsidy Documents
MA111 - Pembroke Housing Authority

9/30/2010

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA111000001	$ 139,056	$ 143,228	$ 104,292	$ -	$ 104,292	$ 38,936	$ 38,936	
	Total	**$ 139,056**	**$ 143,228**	**$ 104,292**	**$ -**	**$ 104,292**	**$ 38,936**	**$ 38,936**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Dr. Kathy Pagliuca
Executive Director
Pembroke Housing Authority
Kilcommons Drive
Pembroke, MA 02359

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA11100000110D

Dear Dr. Pagliuca:

This letter obligates $38,936 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Pembroke Housing Authority Kilcommons Drive Pembroke, MA 02359		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
B-1633	☐ 12/31 ☐ 3/31 ☑ 6/30 ☐ 9/30	M A 1 1 1 0 0 0 0 0 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
627264518	101	BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
49						49

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	566	566	566
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	0		0
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	0	0	0
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy	0	0	0
Vacant Unit Months				
05	Units undergoing modernization	0	0	
06	Special use units	0	0	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		0	
07	Units vacant due to litigation	0	0	
08	Units vacant due to disasters	0	0	
09	Units vacant due to casualty losses	0	0	
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	22		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

Operating Fund Project Number:
MA111000001

Calculations Based on Unit Months:				
14	Limited vacancies		22	
15	**Total Unit Months**	**588**	**588**	**566**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			47
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee		0	

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$373.12	$373.12
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$387.30	$387.30
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$227,732	$227,732
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$124.98	$124.98
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$73,488	$73,488
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$8,966	$8,966
10	Cost of independent audit	$1,061	$1,061
11	Funding for resident participation activities	$1,175	$1,175
12	Asset management fee	$0	$0
13	Information technology fee	$1,176	$1,176
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$12,378**	**$12,378**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$313,598**	**$313,598**
Part B. Formula Income			
01	PUM formula income	$296.84	$296.84
02	PUM change in utility allowances	$0.00	$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$296.84	$296.84
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$174,542**	**$174,542**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other	$0	$0
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$139,056	$139,056
02	Cost of independent audit (Same as Part A, Line 10)	$1,061	$1,061
03	Formula amount (greater of Part D, Lines 01 or 02)	**$139,056**	**$139,056**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$139,056
02	Adjustment due to availability of funds		$4,172
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$143,228

CY 2010 Operating Subsidy Documents
MA117 - Stoughton Housing Authority

9/30/2010

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA117000001	$ 125,380	$ 129,141	$ 94,035	$ -	$ 94,035	$ 35,106	$ 35,106	
	Total	**$ 125,380**	**$ 129,141**	**$ 94,035**	**$ -**	**$ 94,035**	**$ 35,106**	**$ 35,106**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Gregory Bartlett
Executive Director
Stoughton Housing Authority
4 Capen Street
Stoughton, MA 02072

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies, LOCCS/PAS Project No. MA11700000110D

Dear Mr. Bartlett:

This letter obligates $35,106 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Stoughton Housing Authority 4 Capen Street Stoughton, MA 02072		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
B 1550	☐ 12/31 ☐ 3/31 ☑ 6/30 ☐ 9/30	M A 1 1 7 0 0 0 0 0 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
781213004	101	BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
40		0		0		40

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	472	472	472
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	8		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above	0		

Operating Fund Project Number:
MA117000001

Calculations Based on Unit Months:				
14	Limited vacancies		8	
15	**Total Unit Months**	**480**	**480**	**472**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			39
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$373.72	$373.72
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$387.92	$387.92
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$186,202	$186,202
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$102.88	$102.88
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$49,382	$49,382
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$7,947	$7,947
10	Cost of independent audit	$600	$600
11	Funding for resident participation activities	$975	$975
12	Asset management fee	$0	$0
13	Information technology fee	$960	$960
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$10,482**	**$10,482**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$246,066**	**$246,066**
Part B. Formula Income			
01	PUM formula income	$251.43	$251.43
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$251.43	$251.43
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$120,686**	**$120,686**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$125,380	$125,380
02	Cost of independent audit (Same as Part A, Line 10)	$600	$600
03	Formula amount (greater of Part D, Lines 01 or 02)	**$125,380**	**$125,380**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$125,380
02	Adjustment due to availability of funds		$3,761
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$129,141

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA118000001	$ 214,889	$ 221,336	$ 161,167	$ -	$ 161,167	$ 60,169	$ 60,169	
	Total	**$ 214,889**	**$ 221,336**	**$ 161,167**	**$ -**	**$ 161,167**	**$ 60,169**	**$ 60,169**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Ms. Cynthia Dunn
Executive Director
Danvers Housing Authority
14 Stone Street
Danvers, MA 01923-1869

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies, LOCCS/PAS Project No. MA11800000110D

Dear Ms. Dunn:

This letter obligates $60,169 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Danvers Housing Authority 14 Stone Street Danvers, MA 01923		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
B 1477	☐ 12/31 ☐ 3/31 ☑ 6/30 ☐ 9/30	M A 1 1 8 0 0 0 0 0 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
051752897	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
76						76

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	909	909	909
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	3		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA118000001

Calculations Based on Unit Months:				
14	Limited vacancies		3	
15	**Total Unit Months**	**912**	**912**	**909**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			76
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$430.34	$430.34
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$446.69	$446.69
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$407,381	$407,381
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$101.35	$101.35
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$92,431	$92,431
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$23,428	$23,428
10	Cost of independent audit	$814	$814
11	Funding for resident participation activities	$1,900	$1,900
12	Asset management fee	$0	$0
13	Information technology fee	$1,824	$1,824
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$27,966**	**$27,966**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$527,778**	**$527,778**
Part B. Formula Income			
01	PUM formula income	$343.08	$343.08
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$343.08	$343.08
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$312,889**	**$312,889**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$214,889	$214,889
02	Cost of independent audit (Same as Part A, Line 10)	$814	$814
03	Formula amount (greater of Part D, Lines 01 or 02)	**$214,889**	**$214,889**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$214,889
02	Adjustment due to availability of funds		$6,447
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$221,336

CY 2010 Operating Subsidy Documents
MA123 - Webster Housing Authority

9/30/2010

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA123000001	$ 128,607	$ 132,465	$ 111,669	$ -	$ 111,669	$ 20,796	$ 20,796	
	Total	**$ 128,607**	**$ 132,465**	**$ 111,669**	**$ -**	**$ 111,669**	**$ 20,796**	**$ 20,796**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Ms. Paula Mayville
Executive Director
Webster Housing Authority
10 Golden Heights
Webster, MA 01570-1651

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA12300000110D

Dear Ms. Mayville:

This letter obligates $20,796 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Webster Housing Authority 10 Golden Heights Webster, MA 01570		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
B-1549	☑ 12/31 ☐ 3/31 ☐ 6/30 ☐ 9/30	M A 1 2 3 0 0 0 0 0 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
604504217	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
61		0		0		61

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	730	730	730
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	2		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA123000001

Calculations Based on Unit Months:				
14	Limited vacancies		2	
15	**Total Unit Months**	**732**	**732**	**730**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			61
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$318.61	$318.61
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$330.72	$330.72
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$242,087	$242,087
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$156.30	$145.76
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$114,412	$106,696
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$22,498	$9,929
10	Cost of independent audit	$3,920	$3,920
11	Funding for resident participation activities	$1,525	$1,525
12	Asset management fee	$0	$0
13	Information technology fee	$1,464	$1,464
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$29,407**	**$16,838**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$385,906**	**$365,621**
Part B. Formula Income			
01	PUM formula income	$323.79	$323.79
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$323.79	$323.79
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$237,014**	**$237,014**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$148,892	$128,607
02	Cost of independent audit (Same as Part A, Line 10)	$3,920	$3,920
03	Formula amount (greater of Part D, Lines 01 or 02)	**$148,892**	**$128,607**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$128,607
02	Adjustment due to availability of funds		$3,858
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$132,465

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA132000001	$ 114,210	$ 117,636	$ 85,658	$ -	$ 85,658	$ 31,978	$ 31,978	
	Total	**$ 114,210**	**$ 117,636**	**$ 85,658**	**$ -**	**$ 85,658**	**$ 31,978**	**$ 31,978**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Ms. Alice Sheridan
Executive Director
Groveland Housing Authority
10 River Pines Drive
Groveland, MA 01834-1347

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA13200000110D

Dear Ms. Sheridan:

This letter obligates $31,978 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Groveland Housing Authority 10 River Pines Drive Groveland, MA 01834		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
B-1642	☐ 12/31 ☐ 3/31 ☑ 6/30 ☐ 9/30	M A 1 3 2 0 0 0 0 0 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
627176000	101	BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
58						58

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	678	678	678
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	18		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA132000001

Calculations Based on Unit Months:				
14	Limited vacancies		18	
15	**Total Unit Months**	**696**	**696**	**678**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			57
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$314.03	$314.03
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$325.96	$325.96
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$226,868	$226,868
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$115.66	$115.66
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$80,499	$80,499
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$13,849	$13,849
10	Cost of independent audit		
11	Funding for resident participation activities	$1,425	$1,425
12	Asset management fee	$0	$0
13	Information technology fee	$1,392	$1,392
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$16,666**	**$16,666**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$324,033**	**$324,033**
Part B. Formula Income			
01	PUM formula income	$301.47	$301.47
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$301.47	$301.47
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$209,823**	**$209,823**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$114,210	$114,210
02	Cost of independent audit (Same as Part A, Line 10)		
03	Formula amount (greater of Part D, Lines 01 or 02)	**$114,210**	**$114,210**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$114,210
02	Adjustment due to availability of funds		$3,426
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$117,636

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA133000001	$ 94,049	$ 96,870	$ 70,537	$ -	$ 70,537	$ 26,333	$ 26,333	
	Total	**$ 94,049**	**$ 96,870**	**$ 70,537**	**$ -**	**$ 70,537**	**$ 26,333**	**$ 26,333**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Ms. Carolyn Gunderway
Executive Director
Rockland Housing Authority
8 Studley Court
Rockland, MA 02370-2509

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA13300000110D

Dear Ms. Gunderway:

This letter obligates $26,333 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Rockland Housing Authority 8 Studley Court Rockland, MA 02370		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
B-1521	☑ 12/31 ☐ 3/31 ☐ 6/30 ☐ 9/30	M A 1 3 3 0 0 0 0 0 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
042116500	101	BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
40		0		0		40

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	476	476	476
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	0		0
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	0	0	0
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy	0	0	0
Vacant Unit Months				
05	Units undergoing modernization	0	0	
06	Special use units	0	0	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		0	
07	Units vacant due to litigation	0	0	
08	Units vacant due to disasters	0	0	
09	Units vacant due to casualty losses	0	0	
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	4		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

Operating Fund Project Number:
MA133000001

Calculations Based on Unit Months:				
14	Limited vacancies		4	
15	**Total Unit Months**	**480**	**480**	**476**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			40
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee		0	

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$373.80	$373.80
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$388.00	$388.00
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$186,240	$186,240
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$154.18	$154.18
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$74,006	$74,006
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$9,135	$9,135
10	Cost of independent audit	$615	$615
11	Funding for resident participation activities	$1,000	$1,000
12	Asset management fee	$0	$0
13	Information technology fee	$960	$960
14	Asset repositioning fee	$0	$0
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$11,710**	**$11,710**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$271,956**	**$271,956**
Part B. Formula Income			
01	PUM formula income	$370.64	$370.64
02	PUM change in utility allowances	$0.00	$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$370.64	$370.64
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$177,907**	**$177,907**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$94,049	$94,049
02	Cost of independent audit (Same as Part A, Line 10)	$615	$615
03	Formula amount (greater of Part D, Lines 01 or 02)	**$94,049**	**$94,049**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$94,049
02	Adjustment due to availability of funds		$2,821
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$96,870

CY 2010 Operating Subsidy Documents
MA137 - Maynard Housing Authority

9/30/2010

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA137000001	$ 136,288	$ 140,377	$ 98,446	$ -	$ 98,446	$ 41,931	$ 41,931	
	Total	**$ 136,288**	**$ 140,377**	**$ 98,446**	**$ -**	**$ 98,446**	**$ 41,931**	**$ 41,931**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Robert W. Larkin
Executive Director
Maynard Housing Authority
15 Powder Mill Circle
Maynard, MA 01754-1334

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA13700000110D

Dear Mr. Larkin:

This letter obligates $41,931 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Maynard Housing Authority 15 Powder Mill Circle Maynard, MA 01754		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
B1634	☑ 12/31 ☐ 3/31 ☐ 6/30 ☐ 9/30	M A 1 3 7 0 0 0 0 0 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
781203336	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
32		0		0		32

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	384	384	384
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	0		0
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	0	0	0
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy	0	0	0
Vacant Unit Months				
05	Units undergoing modernization	0	0	
06	Special use units	0	0	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		0	
07	Units vacant due to litigation	0	0	
08	Units vacant due to disasters	0	0	
09	Units vacant due to casualty losses	0	0	
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	0		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

Operating Fund Project Number:
MA137000001

Calculations Based on Unit Months:				
14	Limited vacancies		0	
15	**Total Unit Months**	**384**	**384**	**384**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			32
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee		0	

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$500.14	$500.14
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$519.15	$519.15
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$199,354	$199,354
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$279.52	$279.52
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$107,336	$107,336
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)		$7,650
10	Cost of independent audit		
11	Funding for resident participation activities	$800	$800
12	Asset management fee	$0	$0
13	Information technology fee	$768	$768
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$1,568**	**$9,218**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$308,258**	**$315,908**
Part B. Formula Income			
01	PUM formula income	$460.93	$467.76
02	PUM change in utility allowances	$0.00	$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$460.93	$467.76
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$176,997**	**$179,620**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$131,261	$136,288
02	Cost of independent audit (Same as Part A, Line 10)		
03	Formula amount (greater of Part D, Lines 01 or 02)	**$131,261**	**$136,288**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$136,288
02	Adjustment due to availability of funds		$4,089
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$140,377

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA139000001	$ 54,527	$ 56,163	$ 40,895	$ -	$ 40,895	$ 15,268	$ 15,268	
	Total	**$ 54,527**	**$ 56,163**	**$ 40,895**	**$ -**	**$ 40,895**	**$ 15,268**	**$ 15,268**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Ms. Corinne Delaney
Executive Director
Tewksbury Housing Authority
Saunders Circle
Tewksbury, MA 01876-2918

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies, LOCCS/PAS Project No. MA13900000110D

Dear Ms. Delaney:

This letter obligates $15,268 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Tewksbury Housing Authority Saunders Circle Tewksbury, MA 01876		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
B-1630	☑ 12/31 ☐ 3/31 ☐ 6/30 ☐ 9/30	M A 1 3 9 0 0 0 0 0 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
045139904	101	BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
50		0		0		50

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	596	596	596
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	0		0
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	0	0	0
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy	0	0	0
Vacant Unit Months				
05	Units undergoing modernization	0	0	
06	Special use units	0	0	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		0	
07	Units vacant due to litigation	0	0	
08	Units vacant due to disasters	0	0	
09	Units vacant due to casualty losses	0	0	
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	4		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

Operating Fund Project Number:
MA139000001

Calculations Based on Unit Months:				
14	Limited vacancies		4	
15	**Total Unit Months**	**600**	**600**	**596**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			50
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee		0	

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$319.25	$319.25
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$331.38	$331.38
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$198,828	$198,828
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$169.08	$169.08
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$101,448	$101,448
Add-Ons			
07	Self-sufficiency	$0	$0
08	Energy loan amortization	$0	$0
09	Payment in lieu of taxes (PILOT)	$16,135	$16,135
10	Cost of independent audit	$470	$470
11	Funding for resident participation activities	$1,250	$1,250
12	Asset management fee	$0	$0
13	Information technology fee	$1,200	$1,200
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$19,055**	**$19,055**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$319,331**	**$319,331**
Part B. Formula Income			
01	PUM formula income	$441.34	$441.34
02	PUM change in utility allowances	$0.00	$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$441.34	$441.34
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$264,804**	**$264,804**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$54,527	$54,527
02	Cost of independent audit (Same as Part A, Line 10)	$470	$470
03	Formula amount (greater of Part D, Lines 01 or 02)	**$54,527**	**$54,527**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$54,527
02	Adjustment due to availability of funds		$1,636
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$56,163

CY 2010 Operating Subsidy Documents
MA155 - Hanson Housing Authority

9/30/2010

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA155000001	$ 31,985	$ 32,945	$ 23,989	$ -	$ 23,989	$ 8,956	$ 8,956	
	Total	**$ 31,985**	**$ 32,945**	**$ 23,989**	**$ -**	**$ 23,989**	**$ 8,956**	**$ 8,956**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Ms. Mary Frances Allen
Executive Director
Hanson Housing Authority
Meetinghouse Lane
Hanson, MA 02341

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies, LOCCS/PAS Project No. MA15500000110D

Dear Ms. Allen:

This letter obligates $8,956 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Hanson Housing Authority Meetinghouse Lane Hanson, MA 02341		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
B-	☐ 12/31 ☐ 3/31 ☐ 6/30 ☑ 9/30	M A 1 5 5 0 0 0 0 0 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
959118000	101	BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
6						6

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	66	66	66
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	6		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA155000001

Calculations Based on Unit Months:				
14	Limited vacancies		6	
15	**Total Unit Months**	**72**	**72**	**66**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			6
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$445.57	$445.57
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$462.50	$462.50
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$33,300	$33,300
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$64.51	$64.51
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$4,645	$4,645
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$480	$480
10	Cost of independent audit		
11	Funding for resident participation activities	$150	$150
12	Asset management fee	$0	$0
13	Information technology fee	$144	$144
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$774**	**$774**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$38,719**	**$38,719**
Part B. Formula Income			
01	PUM formula income	$93.53	$93.53
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$93.53	$93.53
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$6,734**	**$6,734**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$31,985	$31,985
02	Cost of independent audit (Same as Part A, Line 10)		
03	Formula amount (greater of Part D, Lines 01 or 02)	**$31,985**	**$31,985**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$31,985
02	Adjustment due to availability of funds		$960
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$32,945

CY 2010 Operating Subsidy Documents
MA157 - Medway Housing Authority

9/30/2010

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA157000001	$ 236,396	$ 243,488	$ 200,153	$ -	$ 200,153	$ 43,335	$ 43,335	
	Total	**$ 236,396**	**$ 243,488**	**$ 200,153**	**$ -**	**$ 200,153**	**$ 43,335**	**$ 43,335**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Ms. Helen E. Luccio
Executive Director
Medway Housing Authority
600 Mahan Circle
Medway, MA 02053

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA15700000110D

Dear Ms. Luccio:

This letter obligates $43,335 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Medway Housing Authority 600 Mahan Circle Medway, MA 02053		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
B1638	☐ 12/31 ☐ 3/31 ☑ 6/30 ☐ 9/30	M A 1 5 7 0 0 0 0 0 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
008094294	101	BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
100		0		0		100

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,200	1,200	1,200
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	0		0
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	0	0	0
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy	0	0	0
Vacant Unit Months				
05	Units undergoing modernization	0	0	
06	Special use units	0	0	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		0	
07	Units vacant due to litigation	0	0	
08	Units vacant due to disasters	0	0	
09	Units vacant due to casualty losses	0	0	
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	0		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

Operating Fund Project Number:
MA157000001

Calculations Based on Unit Months:				
14	Limited vacancies		0	
15	**Total Unit Months**	**1,200**	**1,200**	**1,200**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			100
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee		0	

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$391.12	$391.12
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$405.98	$405.98
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$487,176	$487,176
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$199.61	$186.88
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$239,532	$224,256
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$31,264	$24,582
10	Cost of independent audit	$1,435	$1,990
11	Funding for resident participation activities	$2,500	$2,500
12	Asset management fee	$0	$0
13	Information technology fee	$2,400	$2,400
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$37,599**	**$31,472**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$764,307**	**$742,904**
Part B. Formula Income			
01	PUM formula income	$414.53	$422.09
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$414.53	$422.09
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$497,436**	**$506,508**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$266,871	$236,396
02	Cost of independent audit (Same as Part A, Line 10)	$1,435	$1,990
03	Formula amount (greater of Part D, Lines 01 or 02)	**$266,871**	**$236,396**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$236,396
02	Adjustment due to availability of funds		$7,092
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$243,488

CY 2010 Operating Subsidy Documents
MA159 - Auburn Housing Authority

9/30/2010

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA159000001	$ 171,293	$ 176,432	$ 128,470	$ -	$ 128,470	$ 47,962	$ 47,962	
2	MA159000002	$ 7,185	$ 7,401	$ -	$ -	$ -	$ 7,401	$ 7,401	
3	MA159000003	$ 13,581	$ 13,988	$ -	$ -	$ -	$ 13,988	$ 13,988	
	Total	**$ 192,059**	**$ 197,821**	**$ 128,470**	**$ -**	**$ 128,470**	**$ 69,351**	**$ 69,351**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Ms. Lori Brennan
Executive Director
Auburn Housing Authority
200 Oxford Street N
Auburn, MA 01501-1505

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA15900000110D

Dear Ms. Brennan:

This letter obligates $47,962 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Auburn Housing Authority 200 Oxford Street N Auburn, MA 01501		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
B-1684	☑ 12/31 ☐ 3/31 ☐ 6/30 ☐ 9/30	M A 1 5 9 0 0 0 0 0 1
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
627166986	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
60						60

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	707	707	707
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	13		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA159000001

Calculations Based on Unit Months:				
14	Limited vacancies		13	
15	**Total Unit Months**	**720**	**720**	**707**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			59
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$315.88	$315.88
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$327.88	$327.88
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$236,074	$236,074
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$214.01	$214.01
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$154,087	$154,087
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$7,119	$7,119
10	Cost of independent audit		
11	Funding for resident participation activities	$1,475	$1,475
12	Asset management fee	$0	$0
13	Information technology fee	$1,440	$1,440
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$10,034**	**$10,034**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$400,195**	**$400,195**
Part B. Formula Income			
01	PUM formula income	$317.92	$317.92
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$317.92	$317.92
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$228,902**	**$228,902**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$171,293	$171,293
02	Cost of independent audit (Same as Part A, Line 10)		
03	Formula amount (greater of Part D, Lines 01 or 02)	**$171,293**	**$171,293**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$171,293
02	Adjustment due to availability of funds		$5,139
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$176,432

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Ms. Lori Brennan
Executive Director
Auburn Housing Authority
200 Oxford Street N
Auburn, MA 01501-1505

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA15900000210D

Dear Ms. Brennan:

This letter obligates $7,401 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Auburn Housing Authority 200 Oxford Street N Auburn, MA 01501		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
B-1684	☑ 12/31 ☐ 3/31 ☐ 6/30 ☐ 9/30	M A 1 5 9 0 0 0 0 0 2
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
627166986	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
0		0				0

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease			
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	186	186	186
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above			
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA159000002

Calculations Based on Unit Months:				
14	Limited vacancies			
15	**Total Unit Months**	**186**	**186**	**186**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			16
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee		186	

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$309.58	$309.58
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$321.34	$321.34
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$59,769	$59,769
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$138.31	$138.31
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$25,726	$25,726
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)		
10	Cost of independent audit		
11	Funding for resident participation activities	$400	$400
12	Asset management fee	$0	$0
13	Information technology fee	$372	$372
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$772**	**$772**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$86,267**	**$86,267**
Part B. Formula Income			
01	PUM formula income	$425.17	$425.17
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$425.17	$425.17
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$79,082**	**$79,082**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$7,185	$7,185
02	Cost of independent audit (Same as Part A, Line 10)		
03	Formula amount (greater of Part D, Lines 01 or 02)	**$7,185**	**$7,185**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$7,185
02	Adjustment due to availability of funds		$216
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$7,401

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Ms. Lori Brennan
Executive Director
Auburn Housing Authority
200 Oxford Street N
Auburn, MA 01501-1505

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA15900000310D

Dear Ms. Brennan:

This letter obligates $13,988 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Auburn Housing Authority 200 Oxford Street N Auburn, MA 01501		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
B-1684	☑ 12/31 ☐ 3/31 ☐ 6/30 ☐ 9/30	M A 1 5 9 0 0 0 0 0 3
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
627166986	101	ALAN SPERA

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
0						0

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease			
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	72	72	72
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization			
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above			
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA159000003

Calculations Based on Unit Months:				
14	Limited vacancies			
15	**Total Unit Months**	**72**	**72**	**72**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			6
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee		72	

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$414.21	$414.21
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$429.95	$429.95
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$30,956	$30,956
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$39.33	$39.33
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$2,832	$2,832
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)		
10	Cost of independent audit		
11	Funding for resident participation activities	$150	$150
12	Asset management fee	$0	$0
13	Information technology fee	$144	$144
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$294**	**$294**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$34,082**	**$34,082**
Part B. Formula Income			
01	PUM formula income	$284.73	$284.73
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$284.73	$284.73
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$20,501**	**$20,501**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$13,581	$13,581
02	Cost of independent audit (Same as Part A, Line 10)		
03	Formula amount (greater of Part D, Lines 01 or 02)	**$13,581**	**$13,581**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$13,581
02	Adjustment due to availability of funds		$407
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$13,988

Attached are the final obligation letters and final approved forms HUD-52723 for all projects in your Public Housing Agency (PHA). Also, below is the worksheet reconciling operating subsidy funding for all projects in your PHA. For more information on this reconciliation worksheet, please refer to "Final Calendar Year (CY) 2010 Operating Subsidy Obligation: Reconciliation Methodology" at http://www/hud.gov/offices/pih/programs/ph/am/of/opfnd2010.cfm"

		A	B	C	D	E (C - D)	F (B - E)	G	H
No	**Project #**	**CY 2010 Total Eligibility**	**CY 2010 Prorated Eligibility At 103%**	**Amount Previously Obligated through 9/30/10**	**Amount deobligated during the year**	**Net Amount Obligated**	**Expected Funding for 10/01/10 through 12/31/10 (before reconciliation)**	**Actual Funding for 10/1/10 through 12/31/10**	**Overfunding at PHA level to be deobligated / recaptured**
1	MA169000002	$ 20,719	$ 21,341	$ 15,539	$ -	$ 15,539	$ 5,802	$ 5,802	
	Total	**$ 20,719**	**$ 21,341**	**$ 15,539**	**$ -**	**$ 15,539**	**$ 5,802**	**$ 5,802**	**$ -**

Note: Project level amounts may not add to totals due to rounding

Definitions

Column A: Final approved CY 2010 eligibility of the project from Line D3 of HUD-52723.
Column B: Prorated CY 2010 eligibility at 103 percent proration.
Column C: Total amount funded to the project in the previous three rounds of funding.
Column D: Amount deobligated during the year for the project. No action is required by the PHA.
Column E: Amount Previously Obligated less Amount Deobligated during the year (Col C - Col D). This amount cannot be negative.
Column F: Expected Funding for 10/01/10 thru 12/31/10 before reconciliation (Col B - Col E).
This amount can be negative indicating that the project has received more funding than its eligibility.
Column G: Actual funding provided to the project after reconciliation. This amount cannot be negative.
Column H: In cases where a PHA as a whole may have received more funding than eligibility, this column represents the overfunded amount at the PHA level.
If PHA as a whole received more funding than eligibility and HUD was not able to deobligate funds during the year, funds will have to be recaptured. HUD will provide instructions to the affected PHAs and Field Offices on further action required.

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 30, 2010

OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Ms. Francine Kouis
Executive Director
Swansea Housing Authority
100 Gardner's Neck Road
Swansea, MA 02777

SUBJECT: **Final Obligation Letter**, Public Housing Operating Subsidies,
LOCCS/PAS Project No. MA16900000210D

Dear Ms. Kouis:

This letter obligates $5,802 of Operating Fund subsidy for Federal Fiscal Year 2010, representing the project's final obligation for the period January 1, 2010 through December 31, 2010. The project's final obligated amount was determined in accordance with the final eligibility calculation and reconciliation worksheet available at the Asset Management webpage: http://www.hud.gov/offices/pih/programs/ph/am/funding.cfm.

All funds must be used in accordance with the Annual Contributions Contract and associated laws and regulations. By drawing down the funds obligated in this letter or interim obligation letter(s) you and your agency are confirming agreement and compliance with all the terms and conditions of the Operating Fund program. Further, a drawdown of these funds constitutes an agreement that the final eligibility and obligation amount is correct. The amount of your agency's obligated funds is available through *e*LOCCS (electronic Line of Credit Control System). Instructions for the use of *e*LOCCS are in Notice PIH 2002-28 (HA), Use of *e*LOCCS to Request Operating Subsidy Payments and Elimination of Form HUD-52721. If you have questions regarding this letter please contact your HUD Field Office.

Sincerely,

David A. Vargas
Deputy Assistant Secretary,
Real Estate Assessment Center

Operating Fund
Calculation of Operating Subsidy
PHA-Owned Rental Housing

CY 2010

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

OMB Approval No. 2577-0029 (exp.08/31/2013)

Public Reporting Burden for this collection of information is estimated to average .75 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. This information is required by Section 9(a) of the U.S. Housing Act of 1937, as amended, and by 24 CFR Part 990 HUD regulations. HUD makes payments for the operation and maintenance of low-income housing projects to PHAs. The Operating Fund determines the amount of operating subsidy to be paid to PHAs. PHAs provide information on the Project Expense Level (PEL), Utilities Expense Level (UEL), Other Formula Expenses (Add-ons) and Formula Income - the major Operating Fund components. HUD reviews the information to determine each PHA's Formula Amount and the funds to be obligated for the Funding Period to each PHA based on the appropriation by Congress. HUD also uses the information as the basis for requesting annual appropriations from Congress. Responses to the collection of information are required to obtain a benefit. The information requested does not lend itself to confidentiality.

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2010 to 12/31/2010
Swansea Housing Authority 100 Gardner's Neck Road Swansea, MA 02777		3. Type of Submission: ☑ Original ☐ Revision No.____
4. ACC Number:	**5. Fiscal Year End:**	**6. Operating Fund Project Number:**
B-1733	☐ 12/31 ☐ 3/31 ☐ 6/30 ☑ 9/30	M A 1 6 9 0 0 0 0 0 2
7. DUNS Number:	**HUD Use Only**	
	8. ROFO Code:	**Financial Analyst:**
044342608	101	BILL BLANCHETTE

Section 2

Calculation of ACC Units for the 12-month period from July 1 to June 30 that is prior to the first day of the Funding Period:

ACC Units on 7/1/2008	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2009
8						8

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	48	48	48
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing			
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13			
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy			
Vacant Unit Months				
05	Units undergoing modernization	24	24	
06	Special use units			
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units			
07	Units vacant due to litigation			
08	Units vacant due to disasters			
09	Units vacant due to casualty losses			
10	Units vacant due to changing market conditions			
11	Units vacant and not categorized above	24		
Other ACC Unit Months				
12	Units eligible for asset repositiong fee and still on ACC (occupied or vacant)			
13	All other ACC units not categorized above			

Operating Fund Project Number:
MA169000002

Calculations Based on Unit Months:				
14	Limited vacancies		24	
15	**Total Unit Months**	**96**	**96**	**48**
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			4
Special Provision for Calculation Of Utilities Expense Level:				
17	Unit months for which actual consumption is included on Line 01 of form HUD-52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee			

Section 3

Line No.	Description	Requested by PHA	HUD Modifications
Part A. Formula Expenses			
Project Expense Level (PEL)			
01	PUM project expense level (PEL)	$425.83	$425.83
02	Inflation factor	1.03800	1.03800
03	PUM inflated PEL (Part A, Line 01 times Line 02)	$442.01	$442.01
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	$42,433	$42,433
Utilities Expense Level (UEL)			
05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	$54.96	$54.96
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	$5,276	$5,276
Add-Ons			
07	Self-sufficiency		
08	Energy loan amortization		
09	Payment in lieu of taxes (PILOT)	$1,287	$1,287
10	Cost of independent audit		
11	Funding for resident participation activities	$100	$100
12	Asset management fee	$0	$0
13	Information technology fee	$192	$192
14	Asset repositioning fee		
15	Costs attributable to changes in federal law, regulation, or economy		
16	**Total Add-Ons** (Sum of Part A, Lines 07 through 15)	**$1,579**	**$1,579**
17	**Total Formula Expenses** (Part A, Line 04 plus Line 06 plus Line 16)	**$49,288**	**$49,288**
Part B. Formula Income			
01	PUM formula income	$297.59	$297.59
02	PUM change in utility allowances		
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	$297.59	$297.59
04	**Total Formula Income** (Part B, Line 03 times Section 2, Line 15, Column B)	**$28,569**	**$28,569**
Part C. Other Formula Provisions			
01	Moving-to-Work (MTW)		
02	Transition funding	$0	$0
03	Other		
04	**Total Other Formula Provisions** (Sum of Part C, Lines 01 through 03)	**$0**	**$0**
Part D. Calculation of Formula Amount			
01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	$20,719	$20,719
02	Cost of independent audit (Same as Part A, Line 10)		
03	Formula amount (greater of Part D, Lines 01 or 02)	**$20,719**	**$20,719**
Part E. Calculation of Operating Subsidy (HUD Use Only)			
01	Formula amount (same as Part D, Line 03)		$20,719
02	Adjustment due to availability of funds		$622
03	HUD discretionary adjustments		
04	**Funds Obligated for Period** (Part E, Line 01 minus Line 02 minus Line 03)		
		Total of E1 + E2	$21,341