

CY 2011 Operating Subsidy Documents  
RQ005-Puerto Rico Public Housing Administration

9/21/2011

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) 2011 Operating Subsidy Obligation: Reconciliation Methodology at <http://www.hud.gov/offices/pih/programs/ph/am/of/opfnd2011.cfm>

	A	B	C	D	E (C-D)	F (B-E)	G	H
Project #	CY 2011 Total Eligibility	CY 2011 Prorated Eligibility	Amount Previously Obligated	Amount deobligated during the year	Net Amount Obligated	Expected Funding (before reconciliation)	Actual Funding	Overfunding at PHA level
RQ00500100111D	\$324,548	\$324,548	\$308,862		\$308,862	\$15,686	\$15,686	
RQ00500100211D	\$310,533	\$310,533	\$219,343		\$219,343	\$91,190	\$91,190	
RQ00500100311D	\$233,655	\$233,655	\$146,201		\$146,201	\$87,454	\$87,454	
RQ00500100411D	\$1,394,935	\$1,394,935	\$915,316		\$915,316	\$479,619	\$479,619	
RQ00500100511D	\$1,798,898	\$1,798,898	\$1,229,375		\$1,229,375	\$569,523	\$569,523	
RQ00500100611D	\$894,663	\$894,663	\$626,991		\$626,991	\$267,672	\$267,672	
RQ00500100711D	\$1,095,555	\$1,095,555	\$759,271		\$759,271	\$336,284	\$336,284	
RQ00500100811D	\$848,907	\$848,907	\$640,212		\$640,212	\$208,695	\$208,695	
RQ00500100911D	\$332,161	\$332,161	\$252,519		\$252,519	\$79,642	\$79,642	
RQ00500101011D	\$947,211	\$947,211	\$726,474		\$726,474	\$220,737	\$220,737	
RQ00500101111D	\$844,381	\$844,381	\$621,830		\$621,830	\$222,551	\$222,551	
RQ00500101211D	\$436,610	\$436,610	\$297,744		\$297,744	\$138,866	\$138,866	
RQ00500101311D	\$439,361	\$439,361	\$309,186		\$309,186	\$130,175	\$130,175	
RQ00500101411D	\$439,261	\$439,261	\$261,434		\$261,434	\$177,827	\$177,827	
RQ00500101511D	\$340,689	\$340,689	\$253,518		\$253,518	\$87,171	\$87,171	
RQ00500101611D	\$161,218	\$161,218	\$199,923		\$199,923	(\$38,705)	\$0	
RQ00500101711D	\$330,023	\$330,023	\$225,615		\$225,615	\$104,408	\$104,408	
RQ00500101811D	\$791,459	\$791,459	\$549,323		\$549,323	\$242,136	\$242,136	
RQ00500101911D	\$557,295	\$557,295	\$464,289		\$464,289	\$93,006	\$93,006	
RQ00500102011D	\$76,468	\$76,468	\$99,149		\$99,149	(\$22,681)	\$0	
RQ00500200111D	\$1,969,668	\$1,969,668	\$1,355,917		\$1,355,917	\$613,751	\$613,751	
RQ00500200211D	\$940,625	\$940,625	\$693,595		\$693,595	\$247,030	\$247,030	
RQ00500200311D	\$830,718	\$830,718	\$726,672		\$726,672	\$104,046	\$104,046	
RQ00500200411D	\$789,406	\$789,406	\$639,777		\$639,777	\$149,629	\$149,629	
RQ00500200511D	\$649,142	\$649,142	\$431,980		\$431,980	\$217,162	\$217,162	

CY 2011 Operating Subsidy Documents  
RQ005-Puerto Rico Public Housing Administration

9/21/2011

	A	B	C	D	E (C-D)	F (B-E)	G	H
Project #	CY 2011 Total Eligibility	CY 2011 Prorated Eligibility	Amount Previously Obligated	Amount deobligated during the year	Net Amount Obligated	Expected Funding (before reconciliation)	Actual Funding	Overfunding at PHA level
RQ00500200611D	\$1,312,331	\$1,312,331	\$938,421		\$938,421	\$373,910	\$373,910	
RQ00500200711D	\$137,068	\$137,068	\$79,886		\$79,886	\$57,182	\$57,182	
RQ00500200811D	\$763,398	\$763,398	\$565,103		\$565,103	\$198,295	\$198,295	
RQ00500200911D	\$282,109	\$282,109	\$225,420		\$225,420	\$56,689	\$56,689	
RQ00500201011D	\$187,197	\$187,197	\$151,864		\$151,864	\$35,333	\$35,333	
RQ00500201111D	\$413,005	\$413,005	\$302,498		\$302,498	\$110,507	\$110,507	
RQ00500201211D	\$248,548	\$248,548	\$175,311		\$175,311	\$73,237	\$73,237	
RQ00500201311D	\$210,093	\$210,093	\$112,626		\$112,626	\$97,467	\$97,467	
RQ00500201411D	\$353,138	\$353,138	\$243,077		\$243,077	\$110,061	\$110,061	
RQ00500201511D	\$279,545	\$279,545	\$236,307		\$236,307	\$43,238	\$43,238	
RQ00500201611D	\$249,122	\$249,122	\$180,358		\$180,358	\$68,764	\$68,764	
RQ00500201711D	\$1,284,980	\$1,284,980	\$907,454		\$907,454	\$377,526	\$377,526	
RQ00500201811D	\$930,670	\$930,670	\$653,575		\$653,575	\$277,095	\$277,095	
RQ00500201911D	\$258,868	\$258,868	\$198,694		\$198,694	\$60,174	\$60,174	
RQ00500202011D	\$616,617	\$616,617	\$462,926		\$462,926	\$153,691	\$153,691	
RQ00500202111D	\$307,739	\$307,739	\$200,265		\$200,265	\$107,474	\$107,474	
RQ00500202211D	\$377,217	\$377,217	\$315,136		\$315,136	\$62,081	\$62,081	
RQ00500202311D	\$371,019	\$371,019	\$333,028		\$333,028	\$37,991	\$37,991	
RQ00500202411D	\$288,916	\$288,916	\$229,183		\$229,183	\$59,733	\$59,733	
RQ00500202511D	\$261,882	\$261,882	\$153,071		\$153,071	\$108,811	\$108,811	
RQ00500202611D	\$358,638	\$358,638	\$264,126		\$264,126	\$94,512	\$94,512	
RQ00500202711D	\$328,987	\$328,987	\$218,425		\$218,425	\$110,562	\$110,562	
RQ00500202811D	\$406,184	\$406,184	\$305,009		\$305,009	\$101,175	\$101,175	
RQ00500202911D	\$221,101	\$221,101	\$264,708		\$264,708	(\$43,607)	\$0	
RQ00500203011D	\$368,905	\$368,905	\$269,651		\$269,651	\$99,254	\$99,254	
RQ00500203111D	\$628,137	\$628,137	\$468,635		\$468,635	\$159,502	\$159,502	
RQ00500203211D	\$42,849	\$42,849	\$46,107		\$46,107	(\$3,258)	\$0	
RQ00500203311D	\$0	\$0	\$32,259		\$32,259	(\$32,259)	\$0	
RQ00500203411D	\$486,958	\$486,958	\$477,558		\$477,558	\$9,400	\$9,400	

CY 2011 Operating Subsidy Documents  
RQ005-Puerto Rico Public Housing Administration

9/21/2011

	A	B	C	D	E (C-D)	F (B-E)	G	H
Project #	CY 2011 Total Eligibility	CY 2011 Prorated Eligibility	Amount Previously Obligated	Amount deobligated during the year	Net Amount Obligated	Expected Funding (before reconciliation)	Actual Funding	Overfunding at PHA level
RQ00500300111D	\$2,173,093	\$2,173,093	\$1,435,122		\$1,435,122	\$737,971	\$737,971	
RQ00500300211D	\$1,071,038	\$1,071,038	\$776,778		\$776,778	\$294,260	\$294,260	
RQ00500300311D	\$807,351	\$807,351	\$591,842		\$591,842	\$215,509	\$215,509	
RQ00500300411D	\$458,789	\$458,789	\$349,215		\$349,215	\$109,574	\$109,574	
RQ00500300511D	\$408,098	\$408,098	\$383,395		\$383,395	\$24,703	\$24,703	
RQ00500300611D	\$1,299,174	\$1,299,174	\$905,368		\$905,368	\$393,806	\$393,806	
RQ00500300711D	\$731,800	\$731,800	\$522,005		\$522,005	\$209,795	\$209,795	
RQ00500300811D	\$262,730	\$262,730	\$287,673		\$287,673	(\$24,943)	\$0	
RQ00500300911D	\$0	\$0	\$5,865		\$5,865	(\$5,865)	\$0	
RQ00500301011D	\$1,312,220	\$1,312,220	\$922,896		\$922,896	\$389,324	\$389,324	
RQ00500301111D	\$397,658	\$397,658	\$652,449		\$652,449	(\$254,791)	\$0	
RQ00500301211D	\$453,335	\$453,335	\$334,470		\$334,470	\$118,865	\$118,865	
RQ00500301311D	\$391,905	\$391,905	\$297,277		\$297,277	\$94,628	\$94,628	
RQ00500301411D	\$457,022	\$457,022	\$309,040		\$309,040	\$147,982	\$147,982	
RQ00500301511D	\$30,069	\$30,069	\$14,650		\$14,650	\$15,419	\$15,419	
RQ00500301611D	\$50,008	\$50,008	\$24,035		\$24,035	\$25,973	\$25,973	
RQ00500301711D	\$790,346	\$790,346	\$548,706		\$548,706	\$241,640	\$241,640	
RQ00500301811D	\$2,135,574	\$2,135,574	\$1,422,235		\$1,422,235	\$713,339	\$713,339	
RQ00500301911D	\$863,334	\$863,334	\$714,569		\$714,569	\$148,765	\$148,765	
RQ00500302011D	\$789,658	\$789,658	\$639,634		\$639,634	\$150,024	\$150,024	
RQ00500302111D	\$1,796,227	\$1,796,227	\$1,234,060		\$1,234,060	\$562,167	\$562,167	
RQ00500302211D	\$832,244	\$832,244	\$628,790		\$628,790	\$203,454	\$203,454	
RQ00500302311D	\$505,863	\$505,863	\$346,980		\$346,980	\$158,883	\$158,883	
RQ00500302411D	\$861,882	\$861,882	\$561,373		\$561,373	\$300,509	\$300,509	
RQ00500302511D	\$828,431	\$828,431	\$616,817		\$616,817	\$211,614	\$211,614	
RQ00500302611D	\$331,484	\$331,484	\$451,996		\$451,996	(\$120,512)	\$0	
RQ00500302711D	\$609,032	\$609,032	\$415,509		\$415,509	\$193,523	\$193,523	
RQ00500302811D	\$301,483	\$301,483	\$229,214		\$229,214	\$72,269	\$72,269	
RQ00500400111D	\$287,357	\$287,357	\$209,172		\$209,172	\$78,185	\$78,185	

CY 2011 Operating Subsidy Documents  
RQ005-Puerto Rico Public Housing Administration

9/21/2011

	A	B	C	D	E (C-D)	F (B-E)	G	H
Project #	CY 2011 Total Eligibility	CY 2011 Prorated Eligibility	Amount Previously Obligated	Amount deobligated during the year	Net Amount Obligated	Expected Funding (before reconciliation)	Actual Funding	Overfunding at PHA level
RQ00500400211D	\$11,444	\$11,444	\$14,930		\$14,930	(\$3,486)	\$0	
RQ00500400311D	\$1,167,279	\$1,167,279	\$742,965		\$742,965	\$424,314	\$424,314	
RQ00500400411D	\$527,418	\$527,418	\$437,736		\$437,736	\$89,682	\$89,682	
RQ00500400511D	\$879,978	\$879,978	\$586,073		\$586,073	\$293,905	\$293,905	
RQ00500400611D	\$737,465	\$737,465	\$537,786		\$537,786	\$199,679	\$199,679	
RQ00500400711D	\$501,819	\$501,819	\$360,339		\$360,339	\$141,480	\$141,480	
RQ00500400811D	\$58,263	\$58,263	\$30,377		\$30,377	\$27,886	\$27,886	
RQ00500400911D	\$1,127,448	\$1,127,448	\$741,942		\$741,942	\$385,506	\$385,506	
RQ00500401011D	\$337,531	\$337,531	\$280,495		\$280,495	\$57,036	\$57,036	
RQ00500401111D	\$448,453	\$448,453	\$316,526		\$316,526	\$131,927	\$131,927	
RQ00500401211D	\$392,157	\$392,157	\$248,818		\$248,818	\$143,339	\$143,339	
RQ00500401311D	\$281,567	\$281,567	\$172,192		\$172,192	\$109,375	\$109,375	
RQ00500401411D	\$413,503	\$413,503	\$301,968		\$301,968	\$111,535	\$111,535	
RQ00500401511D	\$1,017,769	\$1,017,769	\$770,342		\$770,342	\$247,427	\$247,427	
RQ00500401611D	\$633,719	\$633,719	\$453,877		\$453,877	\$179,842	\$179,842	
RQ00500401711D	\$463,364	\$463,364	\$329,047		\$329,047	\$134,317	\$134,317	
RQ00500401811D	\$345,823	\$345,823	\$299,483		\$299,483	\$46,340	\$46,340	
RQ00500401911D	\$421,368	\$421,368	\$310,235		\$310,235	\$111,133	\$111,133	
RQ00500402011D	\$472,554	\$472,554	\$315,536		\$315,536	\$157,018	\$157,018	
RQ00500500111D	\$361,386	\$361,386	\$373,611		\$373,611	(\$12,225)	\$0	
RQ00500500211D	\$13,902	\$13,902	\$59,425		\$59,425	(\$45,523)	\$0	
RQ00500500311D	\$2,278,301	\$2,278,301	\$1,559,881		\$1,559,881	\$718,420	\$718,420	
RQ00500500411D	\$505,585	\$505,585	\$749,604		\$749,604	(\$244,019)	\$0	
RQ00500500511D	\$955,339	\$955,339	\$524,429		\$524,429	\$430,910	\$430,910	
RQ00500500611D	\$517,249	\$517,249	\$236,317		\$236,317	\$280,932	\$280,932	
RQ00500500711D	\$625,866	\$625,866	\$424,656		\$424,656	\$201,210	\$201,210	
RQ00500500811D	\$69,188	\$69,188	\$221,868		\$221,868	(\$152,680)	\$0	
RQ00500500911D	\$162,121	\$162,121	\$221,204		\$221,204	(\$59,083)	\$0	
RQ00500501011D	\$395,983	\$395,983	\$304,380		\$304,380	\$91,603	\$91,603	

CY 2011 Operating Subsidy Documents  
RQ005-Puerto Rico Public Housing Administration

9/21/2011

	A	B	C	D	E (C-D)	F (B-E)	G	H
Project #	CY 2011 Total Eligibility	CY 2011 Prorated Eligibility	Amount Previously Obligated	Amount deobligated during the year	Net Amount Obligated	Expected Funding (before reconciliation)	Actual Funding	Overfunding at PHA level
RQ00500501111D	\$2,008,687	\$2,008,687	\$1,495,813		\$1,495,813	\$512,874	\$512,874	
RQ00500501211D	\$373,202	\$373,202	\$283,103		\$283,103	\$90,099	\$90,099	
RQ00500501311D	\$504,794	\$504,794	\$296,788		\$296,788	\$208,006	\$208,006	
RQ00500501411D	\$408,688	\$408,688	\$255,416		\$255,416	\$153,272	\$153,272	
RQ00500501511D	\$286,682	\$286,682	\$260,686		\$260,686	\$25,996	\$25,996	
RQ00500501611D	\$218,065	\$218,065	\$154,266		\$154,266	\$63,799	\$63,799	
RQ00500501711D	\$217,150	\$217,150	\$160,697		\$160,697	\$56,453	\$56,453	
RQ00500501811D	\$297,785	\$297,785	\$197,261		\$197,261	\$100,524	\$100,524	
RQ00500501911D	\$926,140	\$926,140	\$541,784		\$541,784	\$384,356	\$384,356	
RQ00500502011D	\$819,269	\$819,269	\$526,106		\$526,106	\$293,163	\$293,163	
RQ00500502111D	\$382,232	\$382,232	\$246,049		\$246,049	\$136,183	\$136,183	
RQ00500502211D	\$662,176	\$662,176	\$477,870		\$477,870	\$184,306	\$184,306	
RQ00500502311D	\$495,610	\$495,610	\$306,502		\$306,502	\$189,108	\$189,108	
RQ00500502411D	\$576,316	\$576,316	\$412,275		\$412,275	\$164,041	\$164,041	
RQ00500502511D	\$251,381	\$251,381	\$184,734		\$184,734	\$66,647	\$66,647	
RQ00500502611D	\$513,586	\$513,586	\$396,672		\$396,672	\$116,914	\$116,914	
RQ00500502711D	\$564,730	\$564,730	\$417,757		\$417,757	\$146,973	\$146,973	
RQ00500502811D	\$980,855	\$980,855	\$944,434		\$944,434	\$36,421	\$36,421	
RQ00500502911D	\$2,219,341	\$2,219,341	\$1,535,897		\$1,535,897	\$683,444	\$683,444	
RQ00500503011D	\$182,466	\$182,466	\$130,856		\$130,856	\$51,610	\$51,610	
RQ00500600111D	\$610,848	\$610,848	\$493,621		\$493,621	\$117,227	\$117,227	
RQ00500600211D	\$390,208	\$390,208	\$325,917		\$325,917	\$64,291	\$64,291	
RQ00500600311D	\$261,283	\$261,283	\$150,605		\$150,605	\$110,678	\$110,678	
RQ00500600411D	\$1,177,357	\$1,177,357	\$787,690		\$787,690	\$389,667	\$389,667	
RQ00500600511D	\$990,605	\$990,605	\$695,188		\$695,188	\$295,417	\$295,417	
RQ00500600611D	\$336,516	\$336,516	\$144,141		\$144,141	\$192,375	\$192,375	
RQ00500600711D	\$732,798	\$732,798	\$432,464		\$432,464	\$300,334	\$300,334	
RQ00500600811D	\$491,352	\$491,352	\$349,247		\$349,247	\$142,105	\$142,105	
RQ00500600911D	\$217,817	\$217,817	\$209,816		\$209,816	\$8,001	\$8,001	

CY 2011 Operating Subsidy Documents  
RQ005-Puerto Rico Public Housing Administration

9/21/2011

	A	B	C	D	E (C-D)	F (B-E)	G	H
Project #	CY 2011 Total Eligibility	CY 2011 Prorated Eligibility	Amount Previously Obligated	Amount deobligated during the year	Net Amount Obligated	Expected Funding (before reconciliation)	Actual Funding	Overfunding at PHA level
RQ00500601011D	\$25	\$25	\$31,747		\$31,747	(\$31,722)	\$0	
RQ00500601111D	\$455,273	\$455,273	\$434,202		\$434,202	\$21,071	\$21,071	
RQ00500601211D	\$520,449	\$520,449	\$480,848		\$480,848	\$39,601	\$39,601	
RQ00500601311D	\$215,941	\$215,941	\$273,370		\$273,370	(\$57,429)	\$0	
RQ00500601411D	\$672,989	\$672,989	\$455,580		\$455,580	\$217,409	\$217,409	
RQ00500601511D	\$555,609	\$555,609	\$381,641		\$381,641	\$173,968	\$173,968	
RQ00500601611D	\$658,716	\$658,716	\$441,769		\$441,769	\$216,947	\$216,947	
RQ00500601711D	\$1,390,420	\$1,390,420	\$939,965		\$939,965	\$450,455	\$450,455	
RQ00500601811D	\$905,707	\$905,707	\$671,743		\$671,743	\$233,964	\$233,964	
RQ00500601911D	\$338,784	\$338,784	\$321,735		\$321,735	\$17,049	\$17,049	
RQ00500602011D	\$198,888	\$198,888	\$172,619		\$172,619	\$26,269	\$26,269	
RQ00500602111D	\$439,585	\$439,585	\$310,587		\$310,587	\$128,998	\$128,998	
RQ00500602211D	\$415,068	\$415,068	\$332,950		\$332,950	\$82,118	\$82,118	
RQ00500602311D	\$162,291	\$162,291	\$133,298		\$133,298	\$28,993	\$28,993	
RQ00500602411D	\$326,182	\$326,182	\$221,201		\$221,201	\$104,981	\$104,981	
RQ00500602511D	\$330,914	\$330,914	\$219,793		\$219,793	\$111,121	\$111,121	
RQ00500602611D	\$261,350	\$261,350	\$219,454		\$219,454	\$41,896	\$41,896	
RQ00500602711D	\$191,328	\$191,328	\$143,443		\$143,443	\$47,885	\$47,885	
RQ00500602811D	\$327,992	\$327,992	\$280,442		\$280,442	\$47,550	\$47,550	
RQ00500602911D	\$403,235	\$403,235	\$285,421		\$285,421	\$117,814	\$117,814	
RQ00500603011D	\$462,004	\$462,004	\$342,840		\$342,840	\$119,164	\$119,164	
RQ00500603111D	\$422,147	\$422,147	\$346,093		\$346,093	\$76,054	\$76,054	
RQ00500603211D	\$355,329	\$355,329	\$249,993		\$249,993	\$105,336	\$105,336	
RQ00500603311D	\$113,345	\$113,345	\$61,373		\$61,373	\$51,972	\$51,972	
RQ00500603411D	\$540,843	\$540,843	\$425,152		\$425,152	\$115,691	\$115,691	
RQ00500603511D	\$144,688	\$144,688	\$322,678		\$322,678	(\$177,990)	\$0	
RQ00500700111D	\$509,950	\$509,950	\$457,826		\$457,826	\$52,124	\$52,124	
RQ00500700211D	\$1,206,151	\$1,206,151	\$819,850		\$819,850	\$386,301	\$386,301	
RQ00500700311D	\$635,767	\$635,767	\$439,127		\$439,127	\$196,640	\$196,640	

CY 2011 Operating Subsidy Documents  
RQ005-Puerto Rico Public Housing Administration

9/21/2011

	A	B	C	D	E (C-D)	F (B-E)	G	H
Project #	CY 2011 Total Eligibility	CY 2011 Prorated Eligibility	Amount Previously Obligated	Amount deobligated during the year	Net Amount Obligated	Expected Funding (before reconciliation)	Actual Funding	Overfunding at PHA level
RQ00500700411D	\$676,078	\$676,078	\$599,309		\$599,309	\$76,769	\$76,769	
RQ00500700511D	\$680,186	\$680,186	\$533,242		\$533,242	\$146,944	\$146,944	
RQ00500700611D	\$644,695	\$644,695	\$466,835		\$466,835	\$177,860	\$177,860	
RQ00500700711D	\$232,883	\$232,883	\$295,583		\$295,583	(\$62,700)	\$0	
RQ00500700811D	\$268,198	\$268,198	\$218,498		\$218,498	\$49,700	\$49,700	
RQ00500700911D	\$240,027	\$240,027	\$414,376		\$414,376	(\$174,349)	\$0	
RQ00500701011D	\$107,737	\$107,737	\$449,771		\$449,771	(\$342,034)	\$0	
RQ00500701111D	\$216,262	\$216,262	\$241,790		\$241,790	(\$25,528)	\$0	
RQ00500800111D	\$481,155	\$481,155	\$485,361		\$485,361	(\$4,206)	\$0	
RQ00500800311D	\$603,710	\$603,710	\$476,431		\$476,431	\$127,279	\$127,279	
RQ00500800411D	\$292,907	\$292,907	\$197,909		\$197,909	\$94,998	\$94,998	
RQ00500800511D	\$180,095	\$180,095	\$153,547		\$153,547	\$26,548	\$26,548	
RQ00500800611D	\$158,221	\$158,221	\$172,250		\$172,250	(\$14,029)	\$0	
RQ00500800711D	\$2,219,138	\$2,219,138	\$1,491,731		\$1,491,731	\$727,407	\$727,407	
RQ00500800811D	\$1,383,653	\$1,383,653	\$880,909		\$880,909	\$502,744	\$502,744	
RQ00500800911D	\$1,402,841	\$1,402,841	\$925,350		\$925,350	\$477,491	\$477,491	
RQ00500801011D	\$579,754	\$579,754	\$420,613		\$420,613	\$159,141	\$159,141	
RQ00500801211D	\$615,084	\$615,084	\$441,626		\$441,626	\$173,458	\$173,458	
RQ00500801311D	\$931,372	\$931,372	\$577,389		\$577,389	\$353,983	\$353,983	
RQ00500801411D	\$677,127	\$677,127	\$851,313		\$851,313	(\$174,186)	\$0	
RQ00500801511D	\$1,173,087	\$1,173,087	\$832,615		\$832,615	\$340,472	\$340,472	
RQ00500801611D	\$1,185,041	\$1,185,041	\$848,988		\$848,988	\$336,053	\$336,053	
RQ00500801711D	\$521,490	\$521,490	\$374,261		\$374,261	\$147,229	\$147,229	
RQ00500801811D	\$1,231,964	\$1,231,964	\$834,253		\$834,253	\$397,711	\$397,711	
RQ00500802011D	\$793,428	\$793,428	\$540,666		\$540,666	\$252,762	\$252,762	
RQ00500802111D	\$839,585	\$839,585	\$603,393		\$603,393	\$236,192	\$236,192	
RQ00500802211D	\$595,043	\$595,043	\$374,075		\$374,075	\$220,968	\$220,968	
RQ00500802311D	\$278,448	\$278,448	\$217,704		\$217,704	\$60,744	\$60,744	
RQ00500802411D	\$235,649	\$235,649	\$246,189		\$246,189	(\$10,540)	\$0	

CY 2011 Operating Subsidy Documents  
RQ005-Puerto Rico Public Housing Administration

9/21/2011

	A	B	C	D	E (C-D)	F (B-E)	G	H
Project #	CY 2011 Total Eligibility	CY 2011 Prorated Eligibility	Amount Previously Obligated	Amount deobligated during the year	Net Amount Obligated	Expected Funding (before reconciliation)	Actual Funding	Overfunding at PHA level
RQ00500802511D	\$1,375,578	\$1,375,578	\$921,852		\$921,852	\$453,726	\$453,726	
RQ00500802611D	\$468,030	\$468,030	\$280,243		\$280,243	\$187,787	\$187,787	
RQ00500900111D	\$598,758	\$598,758	\$465,342		\$465,342	\$133,416	\$133,416	
RQ00500900211D	\$243,674	\$243,674	\$152,784		\$152,784	\$90,890	\$90,890	
RQ00500900311D	\$770,444	\$770,444	\$586,611		\$586,611	\$183,833	\$183,833	
RQ00500900411D	\$298,009	\$298,009	\$209,573		\$209,573	\$88,436	\$88,436	
RQ00500900511D	\$757,310	\$757,310	\$550,010		\$550,010	\$207,300	\$207,300	
RQ00500900611D	\$316,873	\$316,873	\$293,236		\$293,236	\$23,637	\$23,637	
RQ00500900711D	\$508,630	\$508,630	\$389,912		\$389,912	\$118,718	\$118,718	
RQ00500900811D	\$180,162	\$180,162	\$210,639		\$210,639	(\$30,477)	\$0	
RQ00500900911D	\$276,672	\$276,672	\$202,858		\$202,858	\$73,814	\$73,814	
RQ00500901011D	\$1,534,845	\$1,534,845	\$1,022,391		\$1,022,391	\$512,454	\$512,454	
RQ00500901111D	\$525,504	\$525,504	\$1,071,266		\$1,071,266	(\$545,762)	\$0	
RQ00500901211D	\$502,918	\$502,918	\$268,598		\$268,598	\$234,320	\$234,320	
RQ00500901311D	\$538,319	\$538,319	\$485,622		\$485,622	\$52,697	\$52,697	
RQ00500901411D	\$2,600,496	\$2,600,496	\$1,796,759		\$1,796,759	\$803,737	\$803,737	
RQ00500901511D	\$1,055,670	\$1,055,670	\$715,851		\$715,851	\$339,819	\$339,819	
RQ00500901611D	\$1,164,697	\$1,164,697	\$820,736		\$820,736	\$343,961	\$343,961	
RQ00500901711D	\$2,210,994	\$2,210,994	\$1,433,351		\$1,433,351	\$777,643	\$777,643	
RQ00500901811D	\$455,452	\$455,452	\$378,460		\$378,460	\$76,992	\$76,992	
RQ00500901911D	\$1,765,944	\$1,765,944	\$1,210,532		\$1,210,532	\$555,412	\$555,412	
RQ00500902011D	\$1,593,312	\$1,593,312	\$1,059,943		\$1,059,943	\$533,369	\$533,369	
RQ00500902111D	\$653,194	\$653,194	\$533,231		\$533,231	\$119,963	\$119,963	
RQ00500902211D	\$1,243,145	\$1,243,145	\$937,091		\$937,091	\$306,054	\$306,054	
RQ00500902311D	\$1,348,616	\$1,348,616	\$1,210,140		\$1,210,140	\$138,476	\$138,476	
RQ00500902411D	\$1,221,067	\$1,221,067	\$926,298		\$926,298	\$294,769	\$294,769	
RQ00500902511D	\$805,757	\$805,757	\$640,391		\$640,391	\$165,366	\$165,366	
RQ00500902611D	\$752,576	\$752,576	\$388,947		\$388,947	\$363,629	\$363,629	
RQ00500902711D	\$739,971	\$739,971	\$532,439		\$532,439	\$207,532	\$207,532	

CY 2011 Operating Subsidy Documents  
RQ005-Puerto Rico Public Housing Administration

9/21/2011

	A	B	C	D	E (C-D)	F (B-E)	G	H
Project #	CY 2011 Total Eligibility	CY 2011 Prorated Eligibility	Amount Previously Obligated	Amount deobligated during the year	Net Amount Obligated	Expected Funding (before reconciliation)	Actual Funding	Overfunding at PHA level
RQ00500902811D	\$375,049	\$375,049	\$407,707		\$407,707	(\$32,658)	\$0	
RQ00500902911D	\$423,564	\$423,564	\$318,966		\$318,966	\$104,598	\$104,598	
RQ00500903011D	\$631,014	\$631,014	\$427,738		\$427,738	\$203,276	\$203,276	
RQ00500903111D	\$161,569	\$161,569	\$121,796		\$121,796	\$39,773	\$39,773	
RQ00500903211D	\$638,576	\$638,576	\$451,674		\$451,674	\$186,902	\$186,902	
RQ00500903311D	\$880,355	\$880,355	\$600,167		\$600,167	\$280,188	\$280,188	
RQ00500903411D	\$367,751	\$367,751	\$331,496		\$331,496	\$36,255	\$36,255	
RQ00500903511D	\$991,065	\$991,065	\$691,201		\$691,201	\$299,864	\$299,864	
RQ00500903611D	\$339,338	\$339,338	\$267,008		\$267,008	\$72,330	\$72,330	
RQ00501000111D	\$2,006,441	\$2,006,441	\$1,201,804		\$1,201,804	\$804,637	\$804,637	
RQ00501000211D	\$567,128	\$567,128	\$409,970		\$409,970	\$157,158	\$157,158	
RQ00501000311D	\$0	\$0	\$28,834		\$28,834	(\$28,834)	\$0	
RQ00501000411D	\$735,926	\$735,926	\$411,410		\$411,410	\$324,516	\$324,516	
RQ00501000511D	\$2,762,974	\$2,762,974	\$1,853,232		\$1,853,232	\$909,742	\$909,742	
RQ00501000611D	\$2,537,249	\$2,537,249	\$1,732,684		\$1,732,684	\$804,565	\$804,565	
RQ00501000711D	\$3,806,382	\$3,806,382	\$2,364,850		\$2,364,850	\$1,441,532	\$1,441,532	
RQ00501000811D	\$3,823,723	\$3,823,723	\$2,459,602		\$2,459,602	\$1,364,121	\$1,364,121	
RQ00501000911D	\$4,443,371	\$4,443,371	\$2,636,742		\$2,636,742	\$1,806,629	\$1,806,629	
RQ00501001011D	\$1,381,540	\$1,381,540	\$963,269		\$963,269	\$418,271	\$418,271	
RQ00501001111D	\$1,323,570	\$1,323,570	\$882,973		\$882,973	\$440,597	\$440,597	
RQ00501001211D	\$1,366,933	\$1,366,933	\$930,194		\$930,194	\$436,739	\$436,739	
RQ00501001311D	\$1,925,742	\$1,925,742	\$1,295,215		\$1,295,215	\$630,527	\$630,527	
RQ00501001411D	\$1,847,021	\$1,847,021	\$1,357,946		\$1,357,946	\$489,075	\$489,075	
RQ00501001511D	\$2,034,644	\$2,034,644	\$1,585,607		\$1,585,607	\$449,037	\$449,037	
RQ00501001611D	\$1,439,020	\$1,439,020	\$1,155,495		\$1,155,495	\$283,525	\$283,525	
RQ00501001711D	\$1,462,726	\$1,462,726	\$1,129,821		\$1,129,821	\$332,905	\$332,905	
RQ00501001811D	\$3,847,001	\$3,847,001	\$2,583,933		\$2,583,933	\$1,263,068	\$1,263,068	
RQ00501001911D	\$4,053,233	\$4,053,233	\$2,615,873		\$2,615,873	\$1,437,360	\$1,437,360	
RQ00501002011D	\$1,775,897	\$1,775,897	\$1,181,207		\$1,181,207	\$594,690	\$594,690	

CY 2011 Operating Subsidy Documents  
RQ005-Puerto Rico Public Housing Administration

9/21/2011

	A	B	C	D	E (C-D)	F (B-E)	G	H
Project #	CY 2011 Total Eligibility	CY 2011 Prorated Eligibility	Amount Previously Obligated	Amount deobligated during the year	Net Amount Obligated	Expected Funding (before reconciliation)	Actual Funding	Overfunding at PHA level
RQ00501002111D	\$2,469,635	\$2,469,635	\$1,455,962		\$1,455,962	\$1,013,673	\$1,013,673	
RQ00501002211D	\$1,458,172	\$1,458,172	\$1,076,761		\$1,076,761	\$381,411	\$381,411	
RQ00501002311D	\$1,288,812	\$1,288,812	\$846,264		\$846,264	\$442,548	\$442,548	
RQ00501002411D	\$429,248	\$429,248	\$337,666		\$337,666	\$91,582	\$91,582	
RQ00501002511D	\$24,973	\$24,973	\$15,312		\$15,312	\$9,661	\$9,661	
RQ00501002611D	\$1,336,399	\$1,336,399	\$851,547		\$851,547	\$484,852	\$484,852	
RQ00501002711D	\$1,219,026	\$1,219,026	\$878,027		\$878,027	\$340,999	\$340,999	
RQ00501002811D	\$1,419,576	\$1,419,576	\$887,404		\$887,404	\$532,172	\$532,172	
RQ00501002911D	\$629,729	\$629,729	\$459,047		\$459,047	\$170,682	\$170,682	
RQ00501003011D	\$823,631	\$823,631	\$600,860		\$600,860	\$222,771	\$222,771	
RQ00501003111D	\$446,979	\$446,979	\$431,900		\$431,900	\$15,079	\$15,079	
RQ00501003211D	\$957,669	\$957,669	\$764,191		\$764,191	\$193,478	\$193,478	
RQ00501003311D	\$1,387,674	\$1,387,674	\$924,685		\$924,685	\$462,989	\$462,989	
RQ00501003411D	\$1,014,751	\$1,014,751	\$692,171		\$692,171	\$322,580	\$322,580	
RQ00501003511D	\$1,460,045	\$1,460,045	\$1,039,382		\$1,039,382	\$420,663	\$420,663	
RQ00501003611D	\$1,565,166	\$1,565,166	\$1,196,246		\$1,196,246	\$368,920	\$368,920	
RQ00501003711D	\$404,059	\$404,059	\$292,376		\$292,376	\$111,683	\$111,683	
RQ00501003811D	\$162,883	\$162,883	\$202,133		\$202,133	(\$39,250)	\$0	
RQ00501003911D	\$613,509	\$613,509	\$556,353		\$556,353	\$57,156	\$57,156	
RQ00501004011D	\$1,101,737	\$1,101,737	\$669,855		\$669,855	\$431,882	\$431,882	
RQ00501004111D	\$533,489	\$533,489	\$268,720		\$268,720	\$264,769	\$264,769	
RQ00501004211D	\$221,802	\$221,802	\$122,695		\$122,695	\$99,107	\$99,107	
RQ00501004311D	\$1,346,759	\$1,346,759	\$940,039		\$940,039	\$406,720	\$406,720	
RQ00501004411D	\$869,449	\$869,449	\$547,618		\$547,618	\$321,831	\$321,831	
RQ00501004511D	\$941,625	\$941,625	\$778,148		\$778,148	\$163,477	\$71,584	
RQ00501004611D	\$899,415	\$899,415	\$770,629		\$770,629	\$128,786	\$0	
RQ00501004711D	\$27,360	\$27,360	\$19,658		\$19,658	\$7,702	\$0	
RQ00501004811D	\$1,378,042	\$1,378,042	\$1,014,000		\$1,014,000	\$364,042	\$0	
RQ00501004911D	\$213,383	\$213,383	\$304,847		\$304,847	(\$91,464)	\$0	

CY 2011 Operating Subsidy Documents  
RQ005-Puerto Rico Public Housing Administration

9/21/2011

	A	B	C	D	E (C-D)	F (B-E)	G	H
Project #	CY 2011 Total Eligibility	CY 2011 Prorated Eligibility	Amount Previously Obligated	Amount deobligated during the year	Net Amount Obligated	Expected Funding (before reconciliation)	Actual Funding	Overfunding at PHA level
RQ00501005011D	\$916,421	\$916,421	\$559,560		\$559,560	\$356,861	\$0	
RQ00501005111D	\$702,563	\$702,563	\$554,564		\$554,564	\$147,999	\$0	
RQ00501005211D	\$708,073	\$708,073	\$473,689		\$473,689	\$234,384	\$0	
RQ00501005311D	\$470,979	\$470,979	\$244,953		\$244,953	\$226,026	\$0	
RQ00501005411D	\$501,154	\$501,154	\$326,710		\$326,710	\$174,444	\$0	
RQ00501005511D	\$495,834	\$495,834	\$300,010		\$300,010	\$195,824	\$0	
RQ00501005611D	\$712,561	\$712,561	\$497,003		\$497,003	\$215,558	\$0	
RQ00501005711D	\$356,149	\$356,149	\$221,881		\$221,881	\$134,268	\$0	
RQ00501005811D	\$799,776	\$799,776	\$418,669		\$418,669	\$381,107	\$0	
RQ00501006011D	\$247,901	\$247,901	\$0		\$0	\$247,901	\$0	
<b>Total:</b>	<b>\$224,829,252</b>	<b>\$224,829,252</b>	<b>\$162,553,801</b>		<b>\$162,553,801</b>	<b>\$62,275,451</b>	<b>\$62,275,451</b>	<b>\$0</b>

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

**Definitions:**

Column A: Final approved CY 2011 eligibility of the project from Line E1 of HUD-52723.

Column B: Prorated CY 2011 Prorated Eligibility at 100.00%.

Column C: Total amount funded to the project in the previous five 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 can be negative.

Column F: Expected Funding for 1/1/2011 thru 12/31/2011 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 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500100111D

Dear Vivoni:

This letter obligates \$15,686 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 1 0 0 1	
<b>7. DUNS Number:</b> 142540090	<b>HUD Use Only</b>		<b>8. ROFO Code:</b> 0446
		<b>Financial Analyst:</b> PEDRO PARES	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
100		0		0		100

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	4		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		4	
15	<b>Total Unit Months</b>	<b>1,200</b>	<b>1,200</b>	<b>1,196</b>
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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$434,712	\$434,712

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$15.62	\$15.62
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$18,744	\$18,744

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$10,602	\$10,602
10	Cost of independent audit	\$889	\$274
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	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$21,191</b>	<b>\$20,576</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$474,647</b>	<b>\$474,032</b>

**Part B. Formula Income**

01	PUM formula income	\$124.57	\$124.57
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$124.57	\$124.57
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$149,484</b>	<b>\$149,484</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$325,163	\$324,548
02	Cost of independent audit (Same as Part A, Line 10)	\$889	\$274
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$325,163</b>	<b>\$324,548</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$324,548
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500100211D

Dear Vivoni:

This letter obligates \$91,190 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 1 0 0 2	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Linda Haigler	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
70		0		0		70

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	833	833	833
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	7		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		7	
15	<b>Total Unit Months</b>	<b>840</b>	<b>840</b>	<b>833</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			69

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$304,298	\$304,298

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$38.85	\$38.85
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$32,634	\$32,634

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$87	\$192
11	Funding for resident participation activities	\$1,725	\$1,725
12	Asset management fee	\$3,360	\$3,360
13	Information technology fee	\$1,680	\$1,680
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$6,852</b>	<b>\$6,957</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$343,784</b>	<b>\$343,889</b>

**Part B. Formula Income**

01	PUM formula income	\$39.71	\$39.71
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$39.71	\$39.71
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$33,356</b>	<b>\$33,356</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$310,428	\$310,533
02	Cost of independent audit (Same as Part A, Line 10)	\$87	\$192
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$310,428</b>	<b>\$310,533</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$310,533
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500100311D

Dear Vivoni:

This letter obligates \$87,454 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b> Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
<b>4. ACC Number:</b> ACCPR-43		<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	
<b>7. DUNS Number:</b> 142540090		<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 1 0 0 3	
<b>8. ROFO Code:</b> 0446		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
		<b>Financial Analyst:</b> JUAN MANUEL RIVERA JONES	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
62		0		0		62

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	744	744	744
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	0		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		0	
15	<b>Total Unit Months</b>	<b>744</b>	<b>744</b>	<b>744</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			62

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$269,521	\$269,521

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$12.12	\$12.12
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$9,017	\$9,017

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$3,818	\$3,818
10	Cost of independent audit	\$208	\$170
11	Funding for resident participation activities	\$1,550	\$1,550
12	Asset management fee	\$2,976	\$2,976
13	Information technology fee	\$1,488	\$1,488
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$10,040</b>	<b>\$10,002</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$288,578</b>	<b>\$288,540</b>

**Part B. Formula Income**

01	PUM formula income	\$73.77	\$73.77
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$73.77	\$73.77
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$54,885</b>	<b>\$54,885</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$233,693	\$233,655
02	Cost of independent audit (Same as Part A, Line 10)	\$208	\$170
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$233,693</b>	<b>\$233,655</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$233,655
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500100411D

Dear Vivoni:

This letter obligates \$479,619 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 1 0 0 4	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Linda Haigler	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
300		0		0		300

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	3,594	3,594	3,594
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	6		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		6	
15	<b>Total Unit Months</b>	<b>3,600</b>	<b>3,600</b>	<b>3,594</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			300

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,304,136	\$1,304,136

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$21.66	\$21.66
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$77,976	\$77,976

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$183	\$823
11	Funding for resident participation activities	\$7,500	\$7,500
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	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$29,283</b>	<b>\$29,923</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,411,395</b>	<b>\$1,412,035</b>

**Part B. Formula Income**

01	PUM formula income	\$4.75	\$4.75
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$4.75	\$4.75
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$17,100</b>	<b>\$17,100</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$1,394,295	\$1,394,935
02	Cost of independent audit (Same as Part A, Line 10)	\$183	\$823
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$1,394,295</b>	<b>\$1,394,935</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$1,394,935
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500100511D

Dear Vivoni:

This letter obligates \$569,523 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 1 0 0 5	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Jesus Gimenez	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
400		0		0		400

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	4,698	4,698	4,698
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
<b>Vacant Unit Months</b>				
05	Units undergoing modernization	84	84	
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	0	0	
11	Units vacant and not categorized above	18		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		18	
15	<b>Total Unit Months</b>	<b>4,800</b>	<b>4,800</b>	<b>4,698</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			392

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,738,848	\$1,738,848

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$11.79	\$11.79
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$56,592	\$56,592

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$347	\$1,098
11	Funding for resident participation activities	\$9,800	\$9,800
12	Asset management fee	\$19,200	\$19,200
13	Information technology fee	\$9,600	\$9,600
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$38,947</b>	<b>\$39,698</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,834,387</b>	<b>\$1,835,138</b>

**Part B. Formula Income**

01	PUM formula income	\$7.51	\$7.55
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$7.51	\$7.55
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$36,048</b>	<b>\$36,240</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$1,798,339	\$1,798,898
02	Cost of independent audit (Same as Part A, Line 10)	\$347	\$1,098
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$1,798,339</b>	<b>\$1,798,898</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$1,798,898
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500100611D

Dear Vivoni:

This letter obligates \$267,672 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 1 0 0 6	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Nilsa E. Negron	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
200		0		0		200

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	2,383	2,383	2,383
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	17		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		17	
15	<b>Total Unit Months</b>	<b>2,400</b>	<b>2,400</b>	<b>2,383</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			199

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$869,424	\$869,424

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$20.78	\$20.78
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$49,872	\$49,872

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$2,627	\$2,627
10	Cost of independent audit	\$217	\$549
11	Funding for resident participation activities	\$4,975	\$4,975
12	Asset management fee	\$9,600	\$9,600
13	Information technology fee	\$4,800	\$4,800
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$22,219</b>	<b>\$22,551</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$941,515</b>	<b>\$941,847</b>

**Part B. Formula Income**

01	PUM formula income	\$19.66	\$19.66
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$19.66	\$19.66
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$47,184</b>	<b>\$47,184</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$894,331	\$894,663
02	Cost of independent audit (Same as Part A, Line 10)	\$217	\$549
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$894,331</b>	<b>\$894,663</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$894,663
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500100711D

Dear Vivoni:

This letter obligates \$336,284 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 1 0 0 7	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	PEDRO PARES	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
252		0		0		252

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	3,003	3,003	3,003
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
<b>Vacant Unit Months</b>				
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		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	0	0	
11	Units vacant and not categorized above	9		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		9	
15	<b>Total Unit Months</b>	<b>3,024</b>	<b>3,024</b>	<b>3,003</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			250

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,095,474	\$1,095,474

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$8.51	\$8.51
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$25,734	\$25,734

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$2,514	\$2,514
10	Cost of independent audit	\$343	\$692
11	Funding for resident participation activities	\$6,250	\$6,250
12	Asset management fee	\$12,096	\$12,096
13	Information technology fee	\$6,048	\$6,048
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$27,251</b>	<b>\$27,600</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,148,459</b>	<b>\$1,148,808</b>

**Part B. Formula Income**

01	PUM formula income	\$17.59	\$17.61
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$17.59	\$17.61
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$53,192</b>	<b>\$53,253</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$1,095,267	\$1,095,555
02	Cost of independent audit (Same as Part A, Line 10)	\$343	\$692
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$1,095,267</b>	<b>\$1,095,555</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$1,095,555
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500100811D

Dear Vivoni:

This letter obligates \$208,695 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 1 0 0 8	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446	<b>Financial Analyst:</b> PEDRO PARES	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
200		0		0		200

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	2,376	2,376	2,376
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	24		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		24	
15	<b>Total Unit Months</b>	<b>2,400</b>	<b>2,400</b>	<b>2,376</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			198

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$869,424	\$869,424

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$11.67	\$11.67
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$28,008	\$28,008

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$961	\$549
11	Funding for resident participation activities	\$4,950	\$4,950
12	Asset management fee	\$9,600	\$9,600
13	Information technology fee	\$4,800	\$4,800
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$20,311</b>	<b>\$19,899</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$917,743</b>	<b>\$917,331</b>

**Part B. Formula Income**

01	PUM formula income	\$28.51	\$28.51
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$28.51	\$28.51
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$68,424</b>	<b>\$68,424</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$849,319	\$848,907
02	Cost of independent audit (Same as Part A, Line 10)	\$961	\$549
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$849,319</b>	<b>\$848,907</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$848,907
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500100911D

Dear Vivoni:

This letter obligates \$79,642 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 1 0 0 9	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	PEDRO PARES	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
84		0		0		84

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,007	1,007	1,007
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	1		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		1	
15	<b>Total Unit Months</b>	<b>1,008</b>	<b>1,008</b>	<b>1,007</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			84

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$365,158	\$365,158

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$15.17	\$15.17
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$15,291	\$15,291

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$6,131	\$6,131
10	Cost of independent audit	\$63	\$231
11	Funding for resident participation activities	\$2,100	\$2,100
12	Asset management fee	\$4,032	\$4,032
13	Information technology fee	\$2,016	\$2,016
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$14,342</b>	<b>\$14,510</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$394,791</b>	<b>\$394,959</b>

**Part B. Formula Income**

01	PUM formula income	\$62.30	\$62.30
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$62.30	\$62.30
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$62,798</b>	<b>\$62,798</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$331,993	\$332,161
02	Cost of independent audit (Same as Part A, Line 10)	\$63	\$231
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$331,993</b>	<b>\$332,161</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$332,161
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500101011D

Dear Vivoni:

This letter obligates \$220,737 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 1 0 1 0	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Nilsa E. Negron	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
220		0		0		220

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	2,628	2,628	2,628
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	12		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		12	
15	<b>Total Unit Months</b>	<b>2,640</b>	<b>2,640</b>	<b>2,628</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$956,366	\$956,366

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$26.66	\$26.66
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$70,382	\$70,382

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$158	\$158
10	Cost of independent audit	\$231	\$604
11	Funding for resident participation activities	\$5,475	\$5,475
12	Asset management fee	\$10,560	\$10,560
13	Information technology fee	\$5,280	\$5,280
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$21,704</b>	<b>\$22,077</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,048,452</b>	<b>\$1,048,825</b>

**Part B. Formula Income**

01	PUM formula income	\$38.49	\$38.49
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$38.49	\$38.49
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$101,614</b>	<b>\$101,614</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$946,838	\$947,211
02	Cost of independent audit (Same as Part A, Line 10)	\$231	\$604
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$946,838</b>	<b>\$947,211</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$947,211
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500101111D

Dear Vivoni:

This letter obligates \$222,551 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 1 0 1 1	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446	<b>Financial Analyst:</b> Nilsa E. Negron	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
200		0		0		200

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	2,365	2,365	2,365
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	35		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		35	
15	<b>Total Unit Months</b>	<b>2,400</b>	<b>2,400</b>	<b>2,365</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$869,424	\$869,424

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$10.09	\$31.12
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$24,216	\$74,688

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$1,739	\$1,739
10	Cost of independent audit	\$231	\$549
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	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$21,295</b>	<b>\$21,613</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$914,935</b>	<b>\$965,725</b>

**Part B. Formula Income**

01	PUM formula income	\$50.56	\$50.56
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$50.56	\$50.56
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$121,344</b>	<b>\$121,344</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$793,591	\$844,381
02	Cost of independent audit (Same as Part A, Line 10)	\$231	\$549
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$793,591</b>	<b>\$844,381</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$844,381
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500101211D

Dear Vivoni:

This letter obligates \$138,866 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 1 0 1 2	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446	<b>Financial Analyst:</b> Juan O. Rodriguez	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
100		0		0		100

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
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	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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	6		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		6	
15	<b>Total Unit Months</b>	<b>1,200</b>	<b>1,200</b>	<b>1,194</b>
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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$434,712	\$434,712

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$14.40	\$14.40
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$17,280	\$17,280

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$231	\$274
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	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$9,931</b>	<b>\$9,974</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$461,923</b>	<b>\$461,966</b>

**Part B. Formula Income**

01	PUM formula income	\$21.13	\$21.13
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$21.13	\$21.13
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$25,356</b>	<b>\$25,356</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$436,567	\$436,610
02	Cost of independent audit (Same as Part A, Line 10)	\$231	\$274
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$436,567</b>	<b>\$436,610</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$436,610
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500101311D

Dear Vivoni:

This letter obligates \$130,175 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 1 0 1 3	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	JUAN MANUEL RIVERA JONES	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
104		0		0		104

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,244	1,244	1,244
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	4		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		4	
15	<b>Total Unit Months</b>	<b>1,248</b>	<b>1,248</b>	<b>1,244</b>
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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$452,100	\$452,100

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$17.82	\$17.82
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$22,239	\$22,239

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$800	\$800
10	Cost of independent audit	\$870	\$285
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	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$11,758</b>	<b>\$11,173</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$486,097</b>	<b>\$485,512</b>

**Part B. Formula Income**

01	PUM formula income	\$36.98	\$36.98
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$36.98	\$36.98
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$46,151</b>	<b>\$46,151</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$439,946	\$439,361
02	Cost of independent audit (Same as Part A, Line 10)	\$870	\$285
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$439,946</b>	<b>\$439,361</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$439,361
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500101411D

Dear Vivoni:

This letter obligates \$177,827 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 1 0 1 4	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Linda Haigler	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
98		0		0		98

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,162	1,162	1,162
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	14		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		14	
15	<b>Total Unit Months</b>	<b>1,176</b>	<b>1,176</b>	<b>1,162</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$426,018	\$426,018

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$3.57	\$21.66
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$4,198	\$25,472

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$213	\$269
11	Funding for resident participation activities	\$2,425	\$2,425
12	Asset management fee	\$4,704	\$4,704
13	Information technology fee	\$2,352	\$2,352
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$9,694</b>	<b>\$9,750</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$439,910</b>	<b>\$461,240</b>

**Part B. Formula Income**

01	PUM formula income	\$18.59	\$18.69
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$18.59	\$18.69
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$21,862</b>	<b>\$21,979</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$418,048	\$439,261
02	Cost of independent audit (Same as Part A, Line 10)	\$213	\$269
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$418,048</b>	<b>\$439,261</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$439,261
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500101511D

Dear Vivoni:

This letter obligates \$87,171 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 1 0 1 5	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	JUAN MANUEL RIVERA JONES	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
74		0		0		74

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	882	882	882
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	6		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		6	
15	<b>Total Unit Months</b>	<b>888</b>	<b>888</b>	<b>882</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			74

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$321,687	\$321,687

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$54.67	\$55.05
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$48,547	\$48,884

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$1,640	\$1,640
10	Cost of independent audit	\$127	\$203
11	Funding for resident participation activities	\$1,850	\$1,850
12	Asset management fee	\$3,552	\$3,552
13	Information technology fee	\$1,776	\$1,776
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$8,945</b>	<b>\$9,021</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$379,179</b>	<b>\$379,592</b>

**Part B. Formula Income**

01	PUM formula income	\$43.81	\$43.81
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$43.81	\$43.81
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$38,903</b>	<b>\$38,903</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$340,276	\$340,689
02	Cost of independent audit (Same as Part A, Line 10)	\$127	\$203
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$340,276</b>	<b>\$340,689</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$340,689
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500101611D

Dear Vivoni:

This letter obligates \$0 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b> Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
<b>4. ACC Number:</b> ACCPR-43		<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	
<b>7. DUNS Number:</b> 142540090		<b>8. ROFO Code:</b> 0446	
<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____		<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 1 0 1 6	
		<b>HUD Use Only</b>	
		<b>Financial Analyst:</b> JUAN MANUEL RIVERA JONES	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
68		0		0		68

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	816	816	816
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	0		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		0	
15	<b>Total Unit Months</b>	<b>816</b>	<b>816</b>	<b>816</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$295,604	\$295,604

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$10.69	\$10.69
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$8,723	\$8,723

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$1,884	\$1,884
10	Cost of independent audit	\$402	\$187
11	Funding for resident participation activities	\$1,700	\$1,700
12	Asset management fee	\$3,264	\$3,264
13	Information technology fee	\$1,632	\$1,632
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$8,882</b>	<b>\$8,667</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$313,209</b>	<b>\$312,994</b>

**Part B. Formula Income**

01	PUM formula income	\$186.00	\$186.00
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$186.00	\$186.00
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$151,776</b>	<b>\$151,776</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$161,433	\$161,218
02	Cost of independent audit (Same as Part A, Line 10)	\$402	\$187
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$161,433</b>	<b>\$161,218</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$161,218
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500101711D

Dear Vivoni:

This letter obligates \$104,408 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b> Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
<b>4. ACC Number:</b> ACCPR-43		<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	
<b>7. DUNS Number:</b> 142540090		<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 1 0 1 7	
<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____		<b>8. ROFO Code:</b> 0446	
		<b>Financial Analyst:</b> Linda Haigler	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
74		0		0		74

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	886	886	886
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	2		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		2	
15	<b>Total Unit Months</b>	<b>888</b>	<b>888</b>	<b>886</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			74

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$321,687	\$321,687

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$33.93	\$33.93
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$30,130	\$30,130

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$40	\$40
10	Cost of independent audit	\$282	\$203
11	Funding for resident participation activities	\$1,850	\$1,850
12	Asset management fee	\$3,552	\$3,552
13	Information technology fee	\$1,776	\$1,776
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$7,500</b>	<b>\$7,421</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$359,317</b>	<b>\$359,238</b>

**Part B. Formula Income**

01	PUM formula income	\$32.90	\$32.90
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$32.90	\$32.90
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$29,215</b>	<b>\$29,215</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$330,102	\$330,023
02	Cost of independent audit (Same as Part A, Line 10)	\$282	\$203
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$330,102</b>	<b>\$330,023</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$330,023
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500101811D

Dear Vivoni:

This letter obligates \$242,136 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 1 0 1 8	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Hildamar Ortiz	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
210		0		0		210

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	2,515	2,515	2,515
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	5		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		5	
15	<b>Total Unit Months</b>	<b>2,520</b>	<b>2,520</b>	<b>2,515</b>
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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$912,895	\$912,895

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$14.50	\$14.50
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$36,540	\$36,540

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$14,261	\$14,261
10	Cost of independent audit	\$1,357	\$576
11	Funding for resident participation activities	\$5,250	\$5,250
12	Asset management fee	\$10,080	\$10,080
13	Information technology fee	\$5,040	\$5,040
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$35,988</b>	<b>\$35,207</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$985,423</b>	<b>\$984,642</b>

**Part B. Formula Income**

01	PUM formula income	\$76.75	\$76.66
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$76.75	\$76.66
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$193,410</b>	<b>\$193,183</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$792,013	\$791,459
02	Cost of independent audit (Same as Part A, Line 10)	\$1,357	\$576
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$792,013</b>	<b>\$791,459</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$791,459
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500101911D

Dear Vivoni:

This letter obligates \$93,006 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b> Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
<b>4. ACC Number:</b> ACCPR-43		<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	
<b>7. DUNS Number:</b> 142540090		<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 1 0 1 9	
<b>8. ROFO Code:</b> 0446		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
		<b>Financial Analyst:</b> JUAN MANUEL RIVERA JONES	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
150		0		0		150

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,787	1,787	1,787
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	13		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		13	
15	<b>Total Unit Months</b>	<b>1,800</b>	<b>1,800</b>	<b>1,787</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			149

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$652,068	\$652,068

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$11.43	\$11.43
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$20,574	\$20,574

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$428	\$412
11	Funding for resident participation activities	\$3,725	\$3,725
12	Asset management fee	\$7,200	\$7,200
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	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$14,953</b>	<b>\$14,937</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$687,595</b>	<b>\$687,579</b>

**Part B. Formula Income**

01	PUM formula income	\$72.38	\$72.38
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$72.38	\$72.38
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$130,284</b>	<b>\$130,284</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$557,311	\$557,295
02	Cost of independent audit (Same as Part A, Line 10)	\$428	\$412
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$557,311</b>	<b>\$557,295</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$557,295
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500102011D

Dear Vivoni:

This letter obligates \$0 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 1 0 2 0	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	JUAN MANUEL RIVERA JONES	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
0		128		0		128

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
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	0		0
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	276	276	276
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	48	48	48
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	0		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		0	
15	<b>Total Unit Months</b>	<b>324</b>	<b>324</b>	<b>324</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			27

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$117,372	\$117,372

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$21.36	\$21.36
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$6,921	\$6,921

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$0	\$0
11	Funding for resident participation activities	\$675	\$675
12	Asset management fee	\$1,296	\$1,296
13	Information technology fee	\$648	\$648
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$2,619</b>	<b>\$2,619</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$126,912</b>	<b>\$126,912</b>

**Part B. Formula Income**

01	PUM formula income	\$155.69	\$155.69
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$155.69	\$155.69
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$50,444</b>	<b>\$50,444</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$76,468	\$76,468
02	Cost of independent audit (Same as Part A, Line 10)	\$0	\$0
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$76,468</b>	<b>\$76,468</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$76,468
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500200111D

Dear Vivoni:

This letter obligates \$613,751 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 2 0 0 1	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Jesus Gimenez	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
444		0		0		444

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	5,302	5,302	5,302
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	26		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		26	
15	<b>Total Unit Months</b>	<b>5,328</b>	<b>5,328</b>	<b>5,302</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			442

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,930,121	\$1,930,121

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$14.03	\$14.03
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$74,752	\$74,752

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$1,971	\$1,971
10	Cost of independent audit	\$463	\$1,218
11	Funding for resident participation activities	\$11,050	\$11,050
12	Asset management fee	\$21,312	\$21,312
13	Information technology fee	\$10,656	\$10,656
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$45,452</b>	<b>\$46,207</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$2,050,325</b>	<b>\$2,051,080</b>

**Part B. Formula Income**

01	PUM formula income	\$15.27	\$15.28
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$15.27	\$15.28
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$81,359</b>	<b>\$81,412</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$1,968,966	\$1,969,668
02	Cost of independent audit (Same as Part A, Line 10)	\$463	\$1,218
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$1,968,966</b>	<b>\$1,969,668</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$1,969,668
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500200211D

Dear Vivoni:

This letter obligates \$247,030 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 2 0 0 2	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	PEDRO PARES	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
220		0		0		220

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	2,620	2,620	2,620
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	20		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		20	
15	<b>Total Unit Months</b>	<b>2,640</b>	<b>2,640</b>	<b>2,620</b>
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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$956,366	\$956,366

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$18.32	\$18.32
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$48,365	\$48,365

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$6,558	\$6,558
10	Cost of independent audit	\$361	\$604
11	Funding for resident participation activities	\$5,450	\$5,450
12	Asset management fee	\$10,560	\$10,560
13	Information technology fee	\$5,280	\$5,280
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$28,209</b>	<b>\$28,452</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,032,940</b>	<b>\$1,033,183</b>

**Part B. Formula Income**

01	PUM formula income	\$35.06	\$35.06
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$35.06	\$35.06
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$92,558</b>	<b>\$92,558</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$940,382	\$940,625
02	Cost of independent audit (Same as Part A, Line 10)	\$361	\$604
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$940,382</b>	<b>\$940,625</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$940,625
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500200311D

Dear Vivoni:

This letter obligates \$104,046 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 2 0 0 3	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Hildamar Ortiz	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
240		0		0		240

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	2,511	2,511	2,511
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
<b>Vacant Unit Months</b>				
05	Units undergoing modernization	348	348	
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	0	0	
11	Units vacant and not categorized above	21		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		21	
15	<b>Total Unit Months</b>	<b>2,880</b>	<b>2,880</b>	<b>2,511</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			209

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,043,309	\$1,043,309

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$9.38	\$9.38
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$27,014	\$27,014

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$8,181	\$8,181
10	Cost of independent audit	\$681	\$659
11	Funding for resident participation activities	\$5,225	\$5,225
12	Asset management fee	\$11,520	\$11,520
13	Information technology fee	\$5,760	\$5,760
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$31,367</b>	<b>\$31,345</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,101,690</b>	<b>\$1,101,668</b>

**Part B. Formula Income**

01	PUM formula income	\$94.08	\$94.08
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$94.08	\$94.08
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$270,950</b>	<b>\$270,950</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$830,740	\$830,718
02	Cost of independent audit (Same as Part A, Line 10)	\$681	\$659
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$830,740</b>	<b>\$830,718</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$830,718
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500200411D

Dear Vivoni:

This letter obligates \$149,629 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 2 0 0 4	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446	<b>Financial Analyst:</b> Robert Lugo	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
180		0		0		180

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,110	1,110	1,110
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
<b>Vacant Unit Months</b>				
05	Units undergoing modernization	1,037	1,037	
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	0	0	
11	Units vacant and not categorized above	13		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		13	
15	<b>Total Unit Months</b>	<b>2,160</b>	<b>2,160</b>	<b>1,110</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			93

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$782,482	\$782,482

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$46.96	\$39.66
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$101,434	\$85,666

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$1,815	\$1,815
10	Cost of independent audit	\$620	\$494
11	Funding for resident participation activities	\$2,325	\$2,325
12	Asset management fee	\$8,640	\$8,640
13	Information technology fee	\$4,320	\$4,320
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$17,720</b>	<b>\$17,594</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$901,636</b>	<b>\$885,742</b>

**Part B. Formula Income**

01	PUM formula income	\$44.60	\$44.60
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$44.60	\$44.60
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$96,336</b>	<b>\$96,336</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$805,300	\$789,406
02	Cost of independent audit (Same as Part A, Line 10)	\$620	\$494
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$805,300</b>	<b>\$789,406</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$789,406
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500200511D

Dear Vivoni:

This letter obligates \$217,162 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 2 0 0 5	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Jesus Gimenez	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
150		0		0		150

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,773	1,773	1,773
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
<b>Vacant Unit Months</b>				
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		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	0	0	
11	Units vacant and not categorized above	15		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		15	
15	<b>Total Unit Months</b>	<b>1,800</b>	<b>1,800</b>	<b>1,773</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			148

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$652,068	\$652,068

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$3.06	\$3.04
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$5,508	\$5,472

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$745	\$412
11	Funding for resident participation activities	\$3,700	\$3,700
12	Asset management fee	\$7,200	\$7,200
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	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$15,245</b>	<b>\$14,912</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$672,821</b>	<b>\$672,452</b>

**Part B. Formula Income**

01	PUM formula income	\$12.95	\$12.95
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$12.95	\$12.95
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$23,310</b>	<b>\$23,310</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$649,511	\$649,142
02	Cost of independent audit (Same as Part A, Line 10)	\$745	\$412
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$649,511</b>	<b>\$649,142</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$649,142
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500200611D

Dear Vivoni:

This letter obligates \$373,910 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 2 0 0 6	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Hildamar Ortiz	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
300		0		0		300

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
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	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
<b>Vacant Unit Months</b>				
05	Units undergoing modernization	1,359	1,359	
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	0	0	
11	Units vacant and not categorized above	31		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		31	
15	<b>Total Unit Months</b>	<b>3,600</b>	<b>3,600</b>	<b>2,210</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			184

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,304,136	\$1,304,136

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$8.68	\$8.68
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$31,248	\$31,248

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$463	\$823
11	Funding for resident participation activities	\$4,600	\$4,600
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	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$26,663</b>	<b>\$27,023</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,362,047</b>	<b>\$1,362,407</b>

**Part B. Formula Income**

01	PUM formula income	\$13.91	\$13.91
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$13.91	\$13.91
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$50,076</b>	<b>\$50,076</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$1,311,971	\$1,312,331
02	Cost of independent audit (Same as Part A, Line 10)	\$463	\$823
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$1,311,971</b>	<b>\$1,312,331</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$1,312,331
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500200711D

Dear Vivoni:

This letter obligates \$57,182 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 2 0 0 7	
<b>7. DUNS Number:</b> 142540090	<b>HUD Use Only</b>		<b>8. ROFO Code:</b> 0446
		<b>Financial Analyst:</b> JUAN MANUEL RIVERA JONES	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
29		0		1		28

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	340	340	340
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	1		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		1	
15	<b>Total Unit Months</b>	<b>341</b>	<b>341</b>	<b>340</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			28

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$123,531	\$123,531

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$83.14	\$83.14
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$28,351	\$28,351

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$71	\$71
10	Cost of independent audit	\$231	\$77
11	Funding for resident participation activities	\$700	\$700
12	Asset management fee	\$1,364	\$1,364
13	Information technology fee	\$682	\$682
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$3,048</b>	<b>\$2,894</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$154,930</b>	<b>\$154,776</b>

**Part B. Formula Income**

01	PUM formula income	\$51.93	\$51.93
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$51.93	\$51.93
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$17,708</b>	<b>\$17,708</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$137,222	\$137,068
02	Cost of independent audit (Same as Part A, Line 10)	\$231	\$77
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$137,222</b>	<b>\$137,068</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$137,068
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500200811D

Dear Vivoni:

This letter obligates \$198,295 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 2 0 0 8	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Jesus Gimenez	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
174		0		0		174

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	2,064	2,064	2,064
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	24		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		24	
15	<b>Total Unit Months</b>	<b>2,088</b>	<b>2,088</b>	<b>2,064</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$756,399	\$756,399

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$19.90	\$19.90
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$41,551	\$41,551

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$51	\$51
10	Cost of independent audit	\$564	\$477
11	Funding for resident participation activities	\$4,300	\$4,300
12	Asset management fee	\$8,352	\$8,352
13	Information technology fee	\$4,176	\$4,176
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$17,443</b>	<b>\$17,356</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$815,393</b>	<b>\$815,306</b>

**Part B. Formula Income**

01	PUM formula income	\$24.83	\$24.86
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$24.83	\$24.86
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$51,845</b>	<b>\$51,908</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$763,548	\$763,398
02	Cost of independent audit (Same as Part A, Line 10)	\$564	\$477
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$763,548</b>	<b>\$763,398</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$763,398
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500200911D

Dear Vivoni:

This letter obligates \$56,689 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 2 0 0 9	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446	<b>Financial Analyst:</b> Luis Machargo	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
76		0		0		76

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	906	906	906
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	6		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		6	
15	<b>Total Unit Months</b>	<b>912</b>	<b>912</b>	<b>906</b>
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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$330,381	\$330,381

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$15.64	\$15.64
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$14,264	\$14,264

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$4,202	\$4,202
10	Cost of independent audit	\$659	\$209
11	Funding for resident participation activities	\$1,900	\$1,900
12	Asset management fee	\$3,648	\$3,648
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	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$12,233</b>	<b>\$11,783</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$356,878</b>	<b>\$356,428</b>

**Part B. Formula Income**

01	PUM formula income	\$81.85	\$81.49
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$81.85	\$81.49
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$74,647</b>	<b>\$74,319</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$282,231	\$282,109
02	Cost of independent audit (Same as Part A, Line 10)	\$659	\$209
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$282,231</b>	<b>\$282,109</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$282,109
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500201011D

Dear Vivoni:

This letter obligates \$35,333 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 2 0 1 0	
<b>7. DUNS Number:</b> 142540090	<b>HUD Use Only</b>		<b>Financial Analyst:</b> Luis Machargo
	<b>8. ROFO Code:</b> 0446		

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
64		0		0		64

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	766	766	766
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	2		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		2	
15	<b>Total Unit Months</b>	<b>768</b>	<b>768</b>	<b>766</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			64

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$278,216	\$278,216

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$41.83	\$41.83
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$32,125	\$32,125

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$11,515	\$11,515
10	Cost of independent audit	\$225	\$176
11	Funding for resident participation activities	\$1,600	\$1,600
12	Asset management fee	\$3,072	\$3,072
13	Information technology fee	\$1,536	\$1,536
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$17,948</b>	<b>\$17,899</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$328,289</b>	<b>\$328,240</b>

**Part B. Formula Income**

01	PUM formula income	\$183.65	\$183.65
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$183.65	\$183.65
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$141,043</b>	<b>\$141,043</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$187,246	\$187,197
02	Cost of independent audit (Same as Part A, Line 10)	\$225	\$176
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$187,246</b>	<b>\$187,197</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$187,197
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500201111D

Dear Vivoni:

This letter obligates \$110,507 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 2 0 1 1	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Jesus Gimenez	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
100		0		0		100

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	4		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		4	
15	<b>Total Unit Months</b>	<b>1,200</b>	<b>1,200</b>	<b>1,196</b>
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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$434,712	\$434,712

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$5.43	\$5.43
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$6,516	\$6,516

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$3,863	\$3,863
10	Cost of independent audit	\$278	\$274
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	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$13,841</b>	<b>\$13,837</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$455,069</b>	<b>\$455,065</b>

**Part B. Formula Income**

01	PUM formula income	\$35.02	\$35.05
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$35.02	\$35.05
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$42,024</b>	<b>\$42,060</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$413,045	\$413,005
02	Cost of independent audit (Same as Part A, Line 10)	\$278	\$274
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$413,045</b>	<b>\$413,005</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$413,005
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500201211D

Dear Vivoni:

This letter obligates \$73,237 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 2 0 1 2	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
142540090	0446	Juan Marroig	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
60		0		0		60

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	695	695	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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	25		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		22	
15	<b>Total Unit Months</b>	<b>720</b>	<b>717</b>	<b>695</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			58

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$259,740	\$259,740

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$4.08	\$4.08
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$2,925	\$2,925

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$1,365	\$1,365
10	Cost of independent audit	\$620	\$165
11	Funding for resident participation activities	\$1,450	\$1,450
12	Asset management fee	\$2,880	\$2,880
13	Information technology fee	\$1,440	\$1,440
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$7,755</b>	<b>\$7,300</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$270,420</b>	<b>\$269,965</b>

**Part B. Formula Income**

01	PUM formula income	\$29.41	\$29.87
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$29.41	\$29.87
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$21,087</b>	<b>\$21,417</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$249,333	\$248,548
02	Cost of independent audit (Same as Part A, Line 10)	\$620	\$165
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$249,333</b>	<b>\$248,548</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$248,548
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500201311D

Dear Vivoni:

This letter obligates \$97,467 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 2 0 1 3	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Luis Machargo	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
50		0		0		50

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input checked="" type="checkbox"/> First of Month <input type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
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	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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	0		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		0	
15	<b>Total Unit Months</b>	<b>600</b>	<b>600</b>	<b>600</b>
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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$217,356	\$217,356

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$14.35	\$14.35
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$8,610	\$8,610

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$469	\$469
10	Cost of independent audit	\$178	\$138
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	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$5,497</b>	<b>\$5,457</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$231,463</b>	<b>\$231,423</b>

**Part B. Formula Income**

01	PUM formula income	\$35.55	\$35.55
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$35.55	\$35.55
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$21,330</b>	<b>\$21,330</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$210,133	\$210,093
02	Cost of independent audit (Same as Part A, Line 10)	\$178	\$138
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$210,133</b>	<b>\$210,093</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$210,093
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500201411D

Dear Vivoni:

This letter obligates \$110,061 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 2 0 1 4	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Hildamar Ortiz	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
78		0		0		78

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	932	932	932
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	4		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		4	
15	<b>Total Unit Months</b>	<b>936</b>	<b>936</b>	<b>932</b>
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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$339,075	\$339,075

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$37.17	\$37.17
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$34,791	\$34,791

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$5,581	\$5,581
10	Cost of independent audit	\$347	\$214
11	Funding for resident participation activities	\$1,950	\$1,950
12	Asset management fee	\$3,744	\$3,744
13	Information technology fee	\$1,872	\$1,872
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$13,494</b>	<b>\$13,361</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$387,360</b>	<b>\$387,227</b>

**Part B. Formula Income**

01	PUM formula income	\$36.42	\$36.42
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$36.42	\$36.42
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$34,089</b>	<b>\$34,089</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$353,271	\$353,138
02	Cost of independent audit (Same as Part A, Line 10)	\$347	\$214
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$353,271</b>	<b>\$353,138</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$353,138
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500201511D

Dear Vivoni:

This letter obligates \$43,238 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 2 0 1 5	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Luis Machargo	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
80		0		0		80

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	954	954	954
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	6		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		6	
15	<b>Total Unit Months</b>	<b>960</b>	<b>960</b>	<b>954</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			80

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$347,770	\$347,770

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$20.68	\$20.68
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$19,853	\$19,853

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$8,160	\$8,160
10	Cost of independent audit	\$277	\$220
11	Funding for resident participation activities	\$2,000	\$2,000
12	Asset management fee	\$3,840	\$3,840
13	Information technology fee	\$1,920	\$1,920
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$16,197</b>	<b>\$16,140</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$383,820</b>	<b>\$383,763</b>

**Part B. Formula Income**

01	PUM formula income	\$108.68	\$108.56
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$108.68	\$108.56
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$104,333</b>	<b>\$104,218</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$279,487	\$279,545
02	Cost of independent audit (Same as Part A, Line 10)	\$277	\$220
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$279,487</b>	<b>\$279,545</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$279,545
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500201611D

Dear Vivoni:

This letter obligates \$68,764 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 2 0 1 6	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446	<b>Financial Analyst:</b> Juan Marroig	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
60		0		0		60

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	719	719	719
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	1		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		1	
15	<b>Total Unit Months</b>	<b>720</b>	<b>720</b>	<b>719</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			60

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$260,827	\$260,827

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$14.29	\$14.29
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$10,289	\$10,289

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$343	\$165
11	Funding for resident participation activities	\$1,500	\$1,500
12	Asset management fee	\$2,880	\$2,880
13	Information technology fee	\$1,440	\$1,440
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$6,163</b>	<b>\$5,985</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$277,279</b>	<b>\$277,101</b>

**Part B. Formula Income**

01	PUM formula income	\$38.86	\$38.86
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$38.86	\$38.86
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$27,979</b>	<b>\$27,979</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$249,300	\$249,122
02	Cost of independent audit (Same as Part A, Line 10)	\$343	\$165
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$249,300</b>	<b>\$249,122</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$249,122
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500201711D

Dear Vivoni:

This letter obligates \$377,526 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 2 0 1 7	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Jenniffer Rodriguez-Rivera	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
280		0		0		280

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	3,345	3,345	3,345
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	15		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		15	
15	<b>Total Unit Months</b>	<b>3,360</b>	<b>3,360</b>	<b>3,345</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			279

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,217,194	\$1,217,194

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$18.47	\$18.47
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$62,059	\$62,059

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$162	\$768
11	Funding for resident participation activities	\$6,975	\$6,975
12	Asset management fee	\$13,440	\$13,440
13	Information technology fee	\$6,720	\$6,720
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$27,297</b>	<b>\$27,903</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,306,550</b>	<b>\$1,307,156</b>

**Part B. Formula Income**

01	PUM formula income	\$6.60	\$6.60
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$6.60	\$6.60
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$22,176</b>	<b>\$22,176</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$1,284,374	\$1,284,980
02	Cost of independent audit (Same as Part A, Line 10)	\$162	\$768
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$1,284,374</b>	<b>\$1,284,980</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$1,284,980
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500201811D

Dear Vivoni:

This letter obligates \$277,095 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 2 0 1 8	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Robert Lugo	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
214		0		0		214

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	2,543	2,543	2,543
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
<b>Vacant Unit Months</b>				
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		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	0	0	
11	Units vacant and not categorized above	13		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		13	
15	<b>Total Unit Months</b>	<b>2,568</b>	<b>2,568</b>	<b>2,543</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			212

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$930,284	\$930,284

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$14.22	\$14.22
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$36,517	\$36,517

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$1,998	\$1,998
10	Cost of independent audit	\$231	\$587
11	Funding for resident participation activities	\$5,300	\$5,300
12	Asset management fee	\$10,272	\$10,272
13	Information technology fee	\$5,136	\$5,136
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$22,937</b>	<b>\$23,293</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$989,738</b>	<b>\$990,094</b>

**Part B. Formula Income**

01	PUM formula income	\$23.14	\$23.14
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$23.14	\$23.14
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$59,424</b>	<b>\$59,424</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$930,314	\$930,670
02	Cost of independent audit (Same as Part A, Line 10)	\$231	\$587
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$930,314</b>	<b>\$930,670</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$930,670
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500201911D

Dear Vivoni:

This letter obligates \$60,174 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 2 0 1 9	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Jenniffer Rodriguez-Rivera	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
63		0		1		62

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	725	725	725
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	21		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		21	
15	<b>Total Unit Months</b>	<b>746</b>	<b>746</b>	<b>725</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			60

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$270,246	\$270,246

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$29.92	\$29.92
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$22,320	\$22,320

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$1,783	\$1,783
10	Cost of independent audit	\$171	\$170
11	Funding for resident participation activities	\$1,500	\$1,500
12	Asset management fee	\$2,984	\$2,984
13	Information technology fee	\$1,492	\$1,492
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$7,930</b>	<b>\$7,929</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$300,496</b>	<b>\$300,495</b>

**Part B. Formula Income**

01	PUM formula income	\$56.41	\$55.80
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$56.41	\$55.80
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$42,082</b>	<b>\$41,627</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$258,414	\$258,868
02	Cost of independent audit (Same as Part A, Line 10)	\$171	\$170
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$258,414</b>	<b>\$258,868</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$258,868
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500202011D

Dear Vivoni:

This letter obligates \$153,691 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 2 0 2 0	
<b>7. DUNS Number:</b> 142540090	<b>HUD Use Only</b>		<b>Financial Analyst:</b> Juan O. Rodriguez
	<b>8. ROFO Code:</b> 0446		

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
149		0		0		149

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,769	1,769	1,769
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	19		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		19	
15	<b>Total Unit Months</b>	<b>1,788</b>	<b>1,788</b>	<b>1,769</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			147

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$647,721	\$647,721

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$5.67	\$5.67
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$10,138	\$10,138

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$231	\$409
11	Funding for resident participation activities	\$3,675	\$3,675
12	Asset management fee	\$7,152	\$7,152
13	Information technology fee	\$3,576	\$3,576
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$14,634</b>	<b>\$14,812</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$672,493</b>	<b>\$672,671</b>

**Part B. Formula Income**

01	PUM formula income	\$31.35	\$31.35
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$31.35	\$31.35
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$56,054</b>	<b>\$56,054</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$616,439	\$616,617
02	Cost of independent audit (Same as Part A, Line 10)	\$231	\$409
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$616,439</b>	<b>\$616,617</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$616,617
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500202111D

Dear Vivoni:

This letter obligates \$107,474 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 2 0 2 1	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Jenniffer Rodriguez-Rivera	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
76		0		0		76

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
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	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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	3		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		3	
15	<b>Total Unit Months</b>	<b>912</b>	<b>912</b>	<b>909</b>
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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$330,381	\$330,381

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$10.27	\$10.27
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$9,366	\$9,366

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$2,372	\$2,372
10	Cost of independent audit	\$579	\$209
11	Funding for resident participation activities	\$1,900	\$1,900
12	Asset management fee	\$3,648	\$3,648
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	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$10,323</b>	<b>\$9,953</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$350,070</b>	<b>\$349,700</b>

**Part B. Formula Income**

01	PUM formula income	\$46.06	\$46.01
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$46.06	\$46.01
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$42,007</b>	<b>\$41,961</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$308,063	\$307,739
02	Cost of independent audit (Same as Part A, Line 10)	\$579	\$209
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$308,063</b>	<b>\$307,739</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$307,739
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500202211D

Dear Vivoni:

This letter obligates \$62,081 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 2 0 2 2	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
142540090	0446	Linda Haigler	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
100		0		0		100

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,193	1,193	1,193
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	7		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		7	
15	<b>Total Unit Months</b>	<b>1,200</b>	<b>1,200</b>	<b>1,193</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$434,712	\$434,712

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$18.29	\$18.29
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$21,948	\$21,948

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$8,312	\$8,312
10	Cost of independent audit	\$335	\$274
11	Funding for resident participation activities	\$2,475	\$2,475
12	Asset management fee	\$4,800	\$4,800
13	Information technology fee	\$2,400	\$2,400
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$18,322</b>	<b>\$18,261</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$474,982</b>	<b>\$474,921</b>

**Part B. Formula Income**

01	PUM formula income	\$81.22	\$81.42
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$81.22	\$81.42
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$97,464</b>	<b>\$97,704</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$377,518	\$377,217
02	Cost of independent audit (Same as Part A, Line 10)	\$335	\$274
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$377,518</b>	<b>\$377,217</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$377,217
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500202311D

Dear Vivoni:

This letter obligates \$37,991 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 2 0 2 3	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446	<b>Financial Analyst:</b> JUAN MANUEL RIVERA JONES	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
100		0		0		100

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,195	1,195	1,195
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	5		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		5	
15	<b>Total Unit Months</b>	<b>1,200</b>	<b>1,200</b>	<b>1,195</b>
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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$434,712	\$434,712

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$39.58	\$39.58
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$47,496	\$47,496

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$8,977	\$8,977
10	Cost of independent audit	\$288	\$274
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	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$18,965</b>	<b>\$18,951</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$501,173</b>	<b>\$501,159</b>

**Part B. Formula Income**

01	PUM formula income	\$108.36	\$108.45
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$108.36	\$108.45
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$130,032</b>	<b>\$130,140</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$371,141	\$371,019
02	Cost of independent audit (Same as Part A, Line 10)	\$288	\$274
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$371,141</b>	<b>\$371,019</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$371,019
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500202411D

Dear Vivoni:

This letter obligates \$59,733 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 2 0 2 4	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	PEDRO PARES	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
80		0		0		80

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	957	957	957
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	3		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		3	
15	<b>Total Unit Months</b>	<b>960</b>	<b>960</b>	<b>957</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			80

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$347,770	\$347,770

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$17.38	\$17.38
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$16,685	\$16,685

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$8,919	\$8,919
10	Cost of independent audit	\$162	\$220
11	Funding for resident participation activities	\$2,000	\$2,000
12	Asset management fee	\$3,840	\$3,840
13	Information technology fee	\$1,920	\$1,920
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$16,841</b>	<b>\$16,899</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$381,296</b>	<b>\$381,354</b>

**Part B. Formula Income**

01	PUM formula income	\$96.39	\$96.29
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$96.39	\$96.29
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$92,534</b>	<b>\$92,438</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$288,762	\$288,916
02	Cost of independent audit (Same as Part A, Line 10)	\$162	\$220
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$288,762</b>	<b>\$288,916</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$288,916
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500202511D

Dear Vivoni:

This letter obligates \$108,811 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 2 0 2 5	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Robert Lugo	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
70		0		0		70

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	672	672	672
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
<b>Vacant Unit Months</b>				
05	Units undergoing modernization	168	168	
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	0	0	
11	Units vacant and not categorized above	0		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		0	
15	<b>Total Unit Months</b>	<b>840</b>	<b>840</b>	<b>672</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$304,298	\$304,298

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$10.66	\$10.66
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$8,954	\$8,954

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$2,377	\$2,377
10	Cost of independent audit	\$739	\$192
11	Funding for resident participation activities	\$1,400	\$1,400
12	Asset management fee	\$3,360	\$3,360
13	Information technology fee	\$1,680	\$1,680
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$9,556</b>	<b>\$9,009</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$322,808</b>	<b>\$322,261</b>

**Part B. Formula Income**

01	PUM formula income	\$71.88	\$71.88
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$71.88	\$71.88
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$60,379</b>	<b>\$60,379</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$262,429	\$261,882
02	Cost of independent audit (Same as Part A, Line 10)	\$739	\$192
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$262,429</b>	<b>\$261,882</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$261,882
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500202611D

Dear Vivoni:

This letter obligates \$94,512 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 2 0 2 6	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Nilsa E. Negron	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
80		0		0		80

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	955	955	955
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	5		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		5	
15	<b>Total Unit Months</b>	<b>960</b>	<b>960</b>	<b>955</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			80

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$347,770	\$347,770

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$37.82	\$37.82
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$36,307	\$36,307

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$1,266	\$1,266
10	Cost of independent audit	\$463	\$220
11	Funding for resident participation activities	\$2,000	\$2,000
12	Asset management fee	\$3,840	\$3,840
13	Information technology fee	\$1,920	\$1,920
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$9,489</b>	<b>\$9,246</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$393,566</b>	<b>\$393,323</b>

**Part B. Formula Income**

01	PUM formula income	\$36.13	\$36.13
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$36.13	\$36.13
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$34,685</b>	<b>\$34,685</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$358,881	\$358,638
02	Cost of independent audit (Same as Part A, Line 10)	\$463	\$220
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$358,881</b>	<b>\$358,638</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$358,638
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500202711D

Dear Vivoni:

This letter obligates \$110,562 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 2 0 2 7	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	PEDRO PARES	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
83		0		0		83

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	980	980	980
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
<b>Vacant Unit Months</b>				
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		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	0	0	
11	Units vacant and not categorized above	4		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		4	
15	<b>Total Unit Months</b>	<b>996</b>	<b>996</b>	<b>980</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$360,811	\$360,811

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$15.84	\$15.84
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$15,777	\$15,777

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$5,011	\$5,011
10	Cost of independent audit	\$463	\$228
11	Funding for resident participation activities	\$2,050	\$2,050
12	Asset management fee	\$3,984	\$3,984
13	Information technology fee	\$1,992	\$1,992
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$13,500</b>	<b>\$13,265</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$390,088</b>	<b>\$389,853</b>

**Part B. Formula Income**

01	PUM formula income	\$61.11	\$61.11
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$61.11	\$61.11
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$60,866</b>	<b>\$60,866</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$329,222	\$328,987
02	Cost of independent audit (Same as Part A, Line 10)	\$463	\$228
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$329,222</b>	<b>\$328,987</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$328,987
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500202811D

Dear Vivoni:

This letter obligates \$101,175 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 2 0 2 8	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Jenniffer Rodriguez-Rivera	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
100		0		0		100

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,198	1,198	1,198
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	2		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		2	
15	<b>Total Unit Months</b>	<b>1,200</b>	<b>1,200</b>	<b>1,198</b>
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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$434,712	\$434,712

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$25.39	\$25.39
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$30,468	\$30,468

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$4,134	\$4,134
10	Cost of independent audit	\$347	\$274
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	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$14,181</b>	<b>\$14,108</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$479,361</b>	<b>\$479,288</b>

**Part B. Formula Income**

01	PUM formula income	\$61.02	\$60.92
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$61.02	\$60.92
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$73,224</b>	<b>\$73,104</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$406,137	\$406,184
02	Cost of independent audit (Same as Part A, Line 10)	\$347	\$274
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$406,137</b>	<b>\$406,184</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$406,184
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500202911D

Dear Vivoni:

This letter obligates \$0 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 2 0 2 9	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Hildamar Ortiz	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
88		0		0		88

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,056	1,056	1,056
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	0		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		0	
15	<b>Total Unit Months</b>	<b>1,056</b>	<b>1,056</b>	<b>1,056</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$382,547	\$382,547

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$22.46	\$22.46
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$23,718	\$23,718

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$29,202	\$29,202
10	Cost of independent audit	\$972	\$241
11	Funding for resident participation activities	\$2,200	\$2,200
12	Asset management fee	\$4,224	\$4,224
13	Information technology fee	\$2,112	\$2,112
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$38,710</b>	<b>\$37,979</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$444,975</b>	<b>\$444,244</b>

**Part B. Formula Income**

01	PUM formula income	\$211.31	\$211.31
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$211.31	\$211.31
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$223,143</b>	<b>\$223,143</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$221,832	\$221,101
02	Cost of independent audit (Same as Part A, Line 10)	\$972	\$241
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$221,832</b>	<b>\$221,101</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$221,101
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500203011D

Dear Vivoni:

This letter obligates \$99,254 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 2 0 3 0	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Nilsa E. Negron	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
91		0		0		91

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,089	1,089	1,089
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	3		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		3	
15	<b>Total Unit Months</b>	<b>1,092</b>	<b>1,092</b>	<b>1,089</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$395,588	\$395,588

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$9.81	\$9.81
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$10,713	\$10,713

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$3,038	\$3,038
10	Cost of independent audit	\$165	\$250
11	Funding for resident participation activities	\$2,275	\$2,275
12	Asset management fee	\$4,368	\$4,368
13	Information technology fee	\$2,184	\$2,184
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$12,030</b>	<b>\$12,115</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$418,331</b>	<b>\$418,416</b>

**Part B. Formula Income**

01	PUM formula income	\$45.38	\$45.34
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$45.38	\$45.34
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$49,555</b>	<b>\$49,511</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$368,776	\$368,905
02	Cost of independent audit (Same as Part A, Line 10)	\$165	\$250
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$368,776</b>	<b>\$368,905</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$368,905
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500203111D

Dear Vivoni:

This letter obligates \$159,502 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b> Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
<b>4. ACC Number:</b> ACCPR-43		<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	
<b>7. DUNS Number:</b> 142540090		<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 2 0 3 1	
<b>8. ROFO Code:</b> 0446		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
		<b>Financial Analyst:</b> JUAN MANUEL RIVERA JONES	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
148		0		0		148

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,762	1,762	1,762
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	14		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		14	
15	<b>Total Unit Months</b>	<b>1,776</b>	<b>1,776</b>	<b>1,762</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			147

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$643,374	\$643,374

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$29.37	\$29.37
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$52,161	\$52,161

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$6,807	\$6,807
10	Cost of independent audit	\$459	\$406
11	Funding for resident participation activities	\$3,675	\$3,675
12	Asset management fee	\$7,104	\$7,104
13	Information technology fee	\$3,552	\$3,552
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$21,597</b>	<b>\$21,544</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$717,132</b>	<b>\$717,079</b>

**Part B. Formula Income**

01	PUM formula income	\$50.08	\$50.08
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$50.08	\$50.08
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$88,942</b>	<b>\$88,942</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$628,190	\$628,137
02	Cost of independent audit (Same as Part A, Line 10)	\$459	\$406
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$628,190</b>	<b>\$628,137</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$628,137
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500203211D

Dear Vivoni:

This letter obligates \$0 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 2 0 3 2	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Yvonne Gonzalez Lamadrid	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
14		0		0		14

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	168	168	168
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	0		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		0	
15	<b>Total Unit Months</b>	<b>168</b>	<b>168</b>	<b>168</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$60,860	\$60,860

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$49.60	\$49.60
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$8,333	\$8,333

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$231	\$231
11	Funding for resident participation activities	\$350	\$350
12	Asset management fee	\$672	\$672
13	Information technology fee	\$336	\$336
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$1,589</b>	<b>\$1,589</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$70,782</b>	<b>\$70,782</b>

**Part B. Formula Income**

01	PUM formula income	\$166.27	\$166.27
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$166.27	\$166.27
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$27,933</b>	<b>\$27,933</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$42,849	\$42,849
02	Cost of independent audit (Same as Part A, Line 10)	\$231	\$231
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$42,849</b>	<b>\$42,849</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$42,849
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500203411D

Dear Vivoni:

This letter obligates \$9,400 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 2 0 3 4	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446	<b>Financial Analyst:</b> JUAN MANUEL RIVERA JONES	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
144		0		0		144

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,707	1,707	1,707
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	21		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		21	
15	<b>Total Unit Months</b>	<b>1,728</b>	<b>1,728</b>	<b>1,707</b>
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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$625,985	\$625,985

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$6.97	\$6.97
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$12,044	\$12,044

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$10,855	\$10,855
10	Cost of independent audit	\$1,167	\$395
11	Funding for resident participation activities	\$3,550	\$3,550
12	Asset management fee	\$6,912	\$6,912
13	Information technology fee	\$3,456	\$3,456
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$25,940</b>	<b>\$25,168</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$663,969</b>	<b>\$663,197</b>

**Part B. Formula Income**

01	PUM formula income	\$101.93	\$101.99
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$101.93	\$101.99
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$176,135</b>	<b>\$176,239</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$487,834	\$486,958
02	Cost of independent audit (Same as Part A, Line 10)	\$1,167	\$395
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$487,834</b>	<b>\$486,958</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$486,958
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500300111D

Dear Vivoni:

This letter obligates \$737,971 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 3 0 0 1	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446		<b>Financial Analyst:</b> JUAN MANUEL RIVERA JONES

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
480		0		0		480

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	5,350	5,350	5,350
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
<b>Vacant Unit Months</b>				
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		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	0	0	
11	Units vacant and not categorized above	398		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		173	
15	<b>Total Unit Months</b>	<b>5,760</b>	<b>5,535</b>	<b>5,350</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			446

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$2,005,109	\$2,005,109

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$29.19	\$29.19
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$161,567	\$161,567

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$2,120	\$2,120
10	Cost of independent audit	\$704	\$1,317
11	Funding for resident participation activities	\$11,150	\$11,150
12	Asset management fee	\$23,040	\$23,040
13	Information technology fee	\$11,520	\$11,520
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$48,534</b>	<b>\$49,147</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$2,215,210</b>	<b>\$2,215,823</b>

**Part B. Formula Income**

01	PUM formula income	\$7.72	\$7.72
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$7.72	\$7.72
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$42,730</b>	<b>\$42,730</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$2,172,480	\$2,173,093
02	Cost of independent audit (Same as Part A, Line 10)	\$704	\$1,317
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$2,172,480</b>	<b>\$2,173,093</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$2,173,093
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500300211D

Dear Vivoni:

This letter obligates \$294,260 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 3 0 0 2	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Robert Lugo	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
233		0		1		232

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	2,771	2,771	2,771
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
<b>Vacant Unit Months</b>				
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		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	0	0	
11	Units vacant and not categorized above	5		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		5	
15	<b>Total Unit Months</b>	<b>2,788</b>	<b>2,788</b>	<b>2,771</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			231

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,009,981	\$1,009,981

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$31.23	\$31.23
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$87,069	\$87,069

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$200	\$637
11	Funding for resident participation activities	\$5,775	\$5,775
12	Asset management fee	\$11,152	\$11,152
13	Information technology fee	\$5,576	\$5,576
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$22,703</b>	<b>\$23,140</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,119,753</b>	<b>\$1,120,190</b>

**Part B. Formula Income**

01	PUM formula income	\$17.68	\$17.63
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$17.68	\$17.63
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$49,292</b>	<b>\$49,152</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$1,070,461	\$1,071,038
02	Cost of independent audit (Same as Part A, Line 10)	\$200	\$637
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$1,070,461</b>	<b>\$1,071,038</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$1,071,038
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500300311D

Dear Vivoni:

This letter obligates \$215,509 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 3 0 0 3	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Yvonne Gonzalez Lamadrid	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
200		0		0		200

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	2,382	2,382	2,382
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
<b>Vacant Unit Months</b>				
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		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	0	0	
11	Units vacant and not categorized above	6		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		6	
15	<b>Total Unit Months</b>	<b>2,400</b>	<b>2,400</b>	<b>2,382</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			199

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$869,424	\$869,424

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$17.80	\$17.80
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$42,720	\$42,720

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$6,467	\$6,467
10	Cost of independent audit	\$213	\$549
11	Funding for resident participation activities	\$4,975	\$4,975
12	Asset management fee	\$9,600	\$9,600
13	Information technology fee	\$4,800	\$4,800
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$26,055</b>	<b>\$26,391</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$938,199</b>	<b>\$938,535</b>

**Part B. Formula Income**

01	PUM formula income	\$54.66	\$54.66
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$54.66	\$54.66
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$131,184</b>	<b>\$131,184</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$807,015	\$807,351
02	Cost of independent audit (Same as Part A, Line 10)	\$213	\$549
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$807,015</b>	<b>\$807,351</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$807,351
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500300411D

Dear Vivoni:

This letter obligates \$109,574 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 3 0 0 4	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
142540090	0446	Luis Machargo	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
104		0		0		104

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,227	1,227	1,227
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
<b>Vacant Unit Months</b>				
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		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	0	0	
11	Units vacant and not categorized above	9		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		9	
15	<b>Total Unit Months</b>	<b>1,248</b>	<b>1,248</b>	<b>1,227</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$452,100	\$452,100

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$22.79	\$22.79
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$28,442	\$28,442

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$2,294	\$2,294
10	Cost of independent audit	\$287	\$285
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	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$12,619</b>	<b>\$12,617</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$493,161</b>	<b>\$493,159</b>

**Part B. Formula Income**

01	PUM formula income	\$27.27	\$27.54
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$27.27	\$27.54
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$34,033</b>	<b>\$34,370</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$459,128	\$458,789
02	Cost of independent audit (Same as Part A, Line 10)	\$287	\$285
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$459,128</b>	<b>\$458,789</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$458,789
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500300511D

Dear Vivoni:

This letter obligates \$24,703 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 3 0 0 5	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
142540090	0446	Juan Marroig	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
122		0		1		121

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,414	1,414	1,414
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
<b>Vacant Unit Months</b>				
05	Units undergoing modernization	0	0	
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		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	0	0	
11	Units vacant and not categorized above	14		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		14	
15	<b>Total Unit Months</b>	<b>1,452</b>	<b>1,452</b>	<b>1,414</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			118

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$526,002	\$526,002

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$13.58	\$13.58
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$19,718	\$19,718

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$11,904	\$11,904
10	Cost of independent audit	\$463	\$332
11	Funding for resident participation activities	\$2,950	\$2,950
12	Asset management fee	\$5,904	\$5,808
13	Information technology fee	\$2,952	\$2,904
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$24,173</b>	<b>\$23,898</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$569,893</b>	<b>\$569,618</b>

**Part B. Formula Income**

01	PUM formula income	\$111.24	\$111.24
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$111.24	\$111.24
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$161,520</b>	<b>\$161,520</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$408,373	\$408,098
02	Cost of independent audit (Same as Part A, Line 10)	\$463	\$332
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$408,373</b>	<b>\$408,098</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$408,098
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500300611D

Dear Vivoni:

This letter obligates \$393,806 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 3 0 0 6	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Hildamar Ortiz	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
300		0		0		300

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	3,591	3,591	3,591
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	9		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		9	
15	<b>Total Unit Months</b>	<b>3,600</b>	<b>3,600</b>	<b>3,591</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			299

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,304,136	\$1,304,136

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$23.92	\$23.92
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$86,112	\$86,112

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$5,496	\$5,496
10	Cost of independent audit	\$343	\$823
11	Funding for resident participation activities	\$7,475	\$7,475
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	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$34,914</b>	<b>\$35,394</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,425,162</b>	<b>\$1,425,642</b>

**Part B. Formula Income**

01	PUM formula income	\$35.13	\$35.13
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$35.13	\$35.13
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$126,468</b>	<b>\$126,468</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$1,298,694	\$1,299,174
02	Cost of independent audit (Same as Part A, Line 10)	\$343	\$823
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$1,298,694</b>	<b>\$1,299,174</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$1,299,174
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500300711D

Dear Vivoni:

This letter obligates \$209,795 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 3 0 0 7	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Jesus Gimenez	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
164		0		0		164

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,952	1,952	1,952
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	16		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		16	
15	<b>Total Unit Months</b>	<b>1,968</b>	<b>1,968</b>	<b>1,952</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$712,928	\$712,928

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$17.91	\$17.91
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$35,247	\$35,247

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$0	\$450
11	Funding for resident participation activities	\$4,075	\$4,075
12	Asset management fee	\$7,872	\$7,872
13	Information technology fee	\$3,936	\$3,936
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$15,883</b>	<b>\$16,333</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$764,058</b>	<b>\$764,508</b>

**Part B. Formula Income**

01	PUM formula income	\$0.00	\$16.62
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$0.00	\$16.62
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$0</b>	<b>\$32,708</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$764,058	\$731,800
02	Cost of independent audit (Same as Part A, Line 10)	\$0	\$450
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$764,058</b>	<b>\$731,800</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$731,800
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500300811D

Dear Vivoni:

This letter obligates \$0 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 3 0 0 8	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Linda Haigler	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
96		0		0		96

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	907	907	907
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
<b>Vacant Unit Months</b>				
05	Units undergoing modernization	225	225	
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		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	0	0	
11	Units vacant and not categorized above	8		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		8	
15	<b>Total Unit Months</b>	<b>1,152</b>	<b>1,152</b>	<b>907</b>
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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$417,324	\$417,324

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$19.68	\$19.68
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$22,671	\$22,671

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$5,652	\$5,652
10	Cost of independent audit	\$269	\$263
11	Funding for resident participation activities	\$1,900	\$1,900
12	Asset management fee	\$4,608	\$4,608
13	Information technology fee	\$2,304	\$2,304
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$14,733</b>	<b>\$14,727</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$454,728</b>	<b>\$454,722</b>

**Part B. Formula Income**

01	PUM formula income	\$166.66	\$166.66
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$166.66	\$166.66
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$191,992</b>	<b>\$191,992</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$262,736	\$262,730
02	Cost of independent audit (Same as Part A, Line 10)	\$269	\$263
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$262,736</b>	<b>\$262,730</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$262,730
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500301011D

Dear Vivoni:

This letter obligates \$389,324 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 3 0 1 0	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Linda Haigler	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
288		0		0		288

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	3,425	3,425	3,425
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	31		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		31	
15	<b>Total Unit Months</b>	<b>3,456</b>	<b>3,456</b>	<b>3,425</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			285

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,251,971	\$1,251,971

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$14.10	\$14.10
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$48,730	\$48,730

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$424	\$424
10	Cost of independent audit	\$139	\$790
11	Funding for resident participation activities	\$7,125	\$7,125
12	Asset management fee	\$13,824	\$13,824
13	Information technology fee	\$6,912	\$6,912
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$28,424</b>	<b>\$29,075</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,329,125</b>	<b>\$1,329,776</b>

**Part B. Formula Income**

01	PUM formula income	\$5.08	\$5.08
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$5.08	\$5.08
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$17,556</b>	<b>\$17,556</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$1,311,569	\$1,312,220
02	Cost of independent audit (Same as Part A, Line 10)	\$139	\$790
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$1,311,569</b>	<b>\$1,312,220</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$1,312,220
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500301111D

Dear Vivoni:

This letter obligates \$0 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 3 0 1 1	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Robert Lugo	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
200		0		0		200

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	2,389	2,389	2,389
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	11		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		11	
15	<b>Total Unit Months</b>	<b>2,400</b>	<b>2,400</b>	<b>2,389</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			199

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$869,424	\$869,424

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$26.51	\$26.51
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$63,624	\$63,624

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$37,990	\$37,990
10	Cost of independent audit	\$769	\$549
11	Funding for resident participation activities	\$4,975	\$4,975
12	Asset management fee	\$9,600	\$9,600
13	Information technology fee	\$4,800	\$4,800
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$58,134</b>	<b>\$57,914</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$991,182</b>	<b>\$990,962</b>

**Part B. Formula Income**

01	PUM formula income	\$247.21	\$247.21
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$247.21	\$247.21
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$593,304</b>	<b>\$593,304</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$397,878	\$397,658
02	Cost of independent audit (Same as Part A, Line 10)	\$769	\$549
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$397,878</b>	<b>\$397,658</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$397,658
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500301211D

Dear Vivoni:

This letter obligates \$118,865 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 3 0 1 2	
<b>7. DUNS Number:</b> 142540090	<b>HUD Use Only</b>		<b>8. ROFO Code:</b> 0446
		<b>Financial Analyst:</b> Jenniffer Rodriguez-Rivera	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
100		0		0		100

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,163	1,163	1,163
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
<b>Vacant Unit Months</b>				
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		0	
07	Units vacant due to litigation	7	7	
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	0	0	
11	Units vacant and not categorized above	18		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		18	
15	<b>Total Unit Months</b>	<b>1,200</b>	<b>1,200</b>	<b>1,163</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$434,712	\$434,712

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$37.83	\$37.83
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$45,396	\$45,396

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$231	\$274
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	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$9,856</b>	<b>\$9,899</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$489,964</b>	<b>\$490,007</b>

**Part B. Formula Income**

01	PUM formula income	\$30.56	\$30.56
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$30.56	\$30.56
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$36,672</b>	<b>\$36,672</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$453,292	\$453,335
02	Cost of independent audit (Same as Part A, Line 10)	\$231	\$274
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$453,292</b>	<b>\$453,335</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$453,335
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500301311D

Dear Vivoni:

This letter obligates \$94,628 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 3 0 1 3	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Blanca E. Rosario Gonzalez	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
100		0		0		100

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,199	1,199	1,199
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	1		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		1	
15	<b>Total Unit Months</b>	<b>1,200</b>	<b>1,200</b>	<b>1,199</b>
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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$434,712	\$434,712

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$16.89	\$16.89
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$20,268	\$20,268

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$4,627	\$4,627
10	Cost of independent audit	\$116	\$274
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	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$14,443</b>	<b>\$14,601</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$469,423</b>	<b>\$469,581</b>

**Part B. Formula Income**

01	PUM formula income	\$64.73	\$64.73
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$64.73	\$64.73
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$77,676</b>	<b>\$77,676</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$391,747	\$391,905
02	Cost of independent audit (Same as Part A, Line 10)	\$116	\$274
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$391,747</b>	<b>\$391,905</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$391,905
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500301411D

Dear Vivoni:

This letter obligates \$147,982 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 3 0 1 4	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446	<b>Financial Analyst:</b> Jesus Gimenez	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
100		0		0		100

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,198	1,198	1,198
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	2		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		2	
15	<b>Total Unit Months</b>	<b>1,200</b>	<b>1,200</b>	<b>1,198</b>
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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$434,712	\$434,712

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$24.47	\$24.47
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$29,364	\$29,364

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$2,638	\$274
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	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$12,338</b>	<b>\$9,974</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$476,414</b>	<b>\$474,050</b>

**Part B. Formula Income**

01	PUM formula income	\$14.19	\$14.19
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$14.19	\$14.19
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$17,028</b>	<b>\$17,028</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$459,386	\$457,022
02	Cost of independent audit (Same as Part A, Line 10)	\$2,638	\$274
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$459,386</b>	<b>\$457,022</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$457,022
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500301511D

Dear Vivoni:

This letter obligates \$15,419 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 3 0 1 5	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Jesus Gimenez	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
4		0		0		4

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
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	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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	0		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		0	
15	<b>Total Unit Months</b>	<b>48</b>	<b>48</b>	<b>48</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$17,388	\$17,388

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$597.31	\$597.31
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$28,671	\$28,671

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$526	\$526
10	Cost of independent audit	\$556	\$11
11	Funding for resident participation activities	\$100	\$100
12	Asset management fee	\$192	\$192
13	Information technology fee	\$96	\$96
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$1,470</b>	<b>\$925</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$47,529</b>	<b>\$46,984</b>

**Part B. Formula Income**

01	PUM formula income	\$352.39	\$352.39
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$352.39	\$352.39
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$16,915</b>	<b>\$16,915</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$30,614	\$30,069
02	Cost of independent audit (Same as Part A, Line 10)	\$556	\$11
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$30,614</b>	<b>\$30,069</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$30,069
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500301611D

Dear Vivoni:

This letter obligates \$25,973 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 3 0 1 6	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Jesus Gimenez	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
14		0		0		14

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	168	168	168
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	0		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		0	
15	<b>Total Unit Months</b>	<b>168</b>	<b>168</b>	<b>168</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$60,860	\$60,860

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$73.43	\$73.43
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$12,336	\$12,336

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$428	\$428
10	Cost of independent audit	\$134	\$38
11	Funding for resident participation activities	\$350	\$350
12	Asset management fee	\$672	\$672
13	Information technology fee	\$336	\$336
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$1,920</b>	<b>\$1,824</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$75,116</b>	<b>\$75,020</b>

**Part B. Formula Income**

01	PUM formula income	\$148.88	\$148.88
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$148.88	\$148.88
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$25,012</b>	<b>\$25,012</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$50,104	\$50,008
02	Cost of independent audit (Same as Part A, Line 10)	\$134	\$38
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$50,104</b>	<b>\$50,008</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$50,008
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500301711D

Dear Vivoni:

This letter obligates \$241,640 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 3 0 1 7	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Juan Marroig	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
160		0		0		160

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,905	1,905	1,905
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	15		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		15	
15	<b>Total Unit Months</b>	<b>1,920</b>	<b>1,920</b>	<b>1,905</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			159

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$695,539	\$695,539

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$60.92	\$60.92
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$116,966	\$116,966

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$162	\$439
11	Funding for resident participation activities	\$3,975	\$3,975
12	Asset management fee	\$7,680	\$7,680
13	Information technology fee	\$3,840	\$3,840
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$15,657</b>	<b>\$15,934</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$828,162</b>	<b>\$828,439</b>

**Part B. Formula Income**

01	PUM formula income	\$20.91	\$19.84
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$20.91	\$19.84
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$40,147</b>	<b>\$38,093</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$788,015	\$790,346
02	Cost of independent audit (Same as Part A, Line 10)	\$162	\$439
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$788,015</b>	<b>\$790,346</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$790,346
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500301811D

Dear Vivoni:

This letter obligates \$713,339 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 3 0 1 8	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Jesus Gimenez	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
400		0		0		400

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	4,778	4,778	4,778
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
<b>Vacant Unit Months</b>				
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	3	3	
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	0	0	
11	Units vacant and not categorized above	19		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		19	
15	<b>Total Unit Months</b>	<b>4,800</b>	<b>4,800</b>	<b>4,778</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			398

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,738,848	\$1,738,848

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$81.23	\$81.23
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$389,904	\$389,904

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$238	\$238
10	Cost of independent audit	\$252	\$1,098
11	Funding for resident participation activities	\$9,950	\$9,950
12	Asset management fee	\$19,200	\$19,200
13	Information technology fee	\$9,600	\$9,600
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$39,240</b>	<b>\$40,086</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$2,167,992</b>	<b>\$2,168,838</b>

**Part B. Formula Income**

01	PUM formula income	\$6.93	\$6.93
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$6.93	\$6.93
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$33,264</b>	<b>\$33,264</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$2,134,728	\$2,135,574
02	Cost of independent audit (Same as Part A, Line 10)	\$252	\$1,098
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$2,134,728</b>	<b>\$2,135,574</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$2,135,574
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500301911D

Dear Vivoni:

This letter obligates \$148,765 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 3 0 1 9	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Luis Machargo	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
200		0		0		200

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	2,392	2,392	2,392
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	8		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		8	
15	<b>Total Unit Months</b>	<b>2,400</b>	<b>2,400</b>	<b>2,392</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			199

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$869,424	\$869,424

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$46.76	\$46.76
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$112,224	\$112,224

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$12,242	\$12,242
10	Cost of independent audit	\$671	\$549
11	Funding for resident participation activities	\$4,975	\$4,975
12	Asset management fee	\$9,600	\$9,600
13	Information technology fee	\$4,800	\$4,800
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$32,288</b>	<b>\$32,166</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,013,936</b>	<b>\$1,013,814</b>

**Part B. Formula Income**

01	PUM formula income	\$62.70	\$62.70
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$62.70	\$62.70
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$150,480</b>	<b>\$150,480</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$863,456	\$863,334
02	Cost of independent audit (Same as Part A, Line 10)	\$671	\$549
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$863,456</b>	<b>\$863,334</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$863,334
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500302011D

Dear Vivoni:

This letter obligates \$150,024 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 3 0 2 0	
<b>7. DUNS Number:</b> 142540090	<b>HUD Use Only</b>		<b>8. ROFO Code:</b> 0446
		<b>Financial Analyst:</b> Yvonne Gonzalez Lamadrid	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
200		0		0		200

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	2,191	2,191	2,191
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	209		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		72	
15	<b>Total Unit Months</b>	<b>2,400</b>	<b>2,263</b>	<b>2,191</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			183

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$819,794	\$819,794

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$25.64	\$25.64
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$58,023	\$58,023

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$4,901	\$4,901
10	Cost of independent audit	\$551	\$549
11	Funding for resident participation activities	\$4,575	\$4,575
12	Asset management fee	\$9,600	\$9,600
13	Information technology fee	\$4,800	\$4,800
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$24,427</b>	<b>\$24,425</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$902,244</b>	<b>\$902,242</b>

**Part B. Formula Income**

01	PUM formula income	\$49.75	\$49.75
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$49.75	\$49.75
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$112,584</b>	<b>\$112,584</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$789,660	\$789,658
02	Cost of independent audit (Same as Part A, Line 10)	\$551	\$549
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$789,660</b>	<b>\$789,658</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$789,658
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500302111D

Dear Vivoni:

This letter obligates \$562,167 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 3 0 2 1	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Juan Marroig	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
400		0		0		400

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	4,767	4,767	4,767
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
<b>Vacant Unit Months</b>				
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	4	4	
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	0	0	
11	Units vacant and not categorized above	29		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		29	
15	<b>Total Unit Months</b>	<b>4,800</b>	<b>4,800</b>	<b>4,767</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			397

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,738,848	\$1,738,848

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$21.99	\$21.99
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$105,552	\$105,552

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$7,236	\$7,236
10	Cost of independent audit	\$535	\$1,098
11	Funding for resident participation activities	\$9,925	\$9,925
12	Asset management fee	\$19,200	\$19,200
13	Information technology fee	\$9,600	\$9,600
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$46,496</b>	<b>\$47,059</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,890,896</b>	<b>\$1,891,459</b>

**Part B. Formula Income**

01	PUM formula income	\$19.84	\$19.84
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$19.84	\$19.84
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$95,232</b>	<b>\$95,232</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$1,795,664	\$1,796,227
02	Cost of independent audit (Same as Part A, Line 10)	\$535	\$1,098
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$1,795,664</b>	<b>\$1,796,227</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$1,796,227
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500302211D

Dear Vivoni:

This letter obligates \$203,454 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b> Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
<b>4. ACC Number:</b> ACCPR-43		<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	
<b>7. DUNS Number:</b> 142540090		<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 3 0 2 2	
<b>8. ROFO Code:</b> 0446		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
		<b>Financial Analyst:</b> Luis Machargo	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
180		0		0		180

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	2,140	2,140	2,140
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	20		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		20	
15	<b>Total Unit Months</b>	<b>2,160</b>	<b>2,160</b>	<b>2,140</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			178

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$782,482	\$782,482

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$48.27	\$48.27
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$104,263	\$104,263

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$3,022	\$3,022
10	Cost of independent audit	\$347	\$494
11	Funding for resident participation activities	\$4,450	\$4,450
12	Asset management fee	\$8,640	\$8,640
13	Information technology fee	\$4,320	\$4,320
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$20,779</b>	<b>\$20,926</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$907,524</b>	<b>\$907,671</b>

**Part B. Formula Income**

01	PUM formula income	\$34.92	\$34.92
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$34.92	\$34.92
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$75,427</b>	<b>\$75,427</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$832,097	\$832,244
02	Cost of independent audit (Same as Part A, Line 10)	\$347	\$494
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$832,097</b>	<b>\$832,244</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$832,244
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500302311D

Dear Vivoni:

This letter obligates \$158,883 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 3 0 2 3	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Luis Machargo	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
120		0		0		120

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,426	1,426	1,426
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
<b>Vacant Unit Months</b>				
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		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	0	0	
11	Units vacant and not categorized above	2		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		2	
15	<b>Total Unit Months</b>	<b>1,440</b>	<b>1,440</b>	<b>1,426</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			119

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$521,654	\$521,654

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$19.68	\$19.68
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$28,339	\$28,339

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$171	\$329
11	Funding for resident participation activities	\$2,975	\$2,975
12	Asset management fee	\$5,760	\$5,760
13	Information technology fee	\$2,880	\$2,880
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$11,786</b>	<b>\$11,944</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$561,779</b>	<b>\$561,937</b>

**Part B. Formula Income**

01	PUM formula income	\$39.00	\$38.94
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$39.00	\$38.94
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$56,160</b>	<b>\$56,074</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$505,619	\$505,863
02	Cost of independent audit (Same as Part A, Line 10)	\$171	\$329
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$505,619</b>	<b>\$505,863</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$505,863
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500302411D

Dear Vivoni:

This letter obligates \$300,509 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 3 0 2 4	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
142540090	0446	Linda Haigler	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
200		0		0		200

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	2,161	2,161	2,161
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	239		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		72	
15	<b>Total Unit Months</b>	<b>2,400</b>	<b>2,233</b>	<b>2,161</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$808,927	\$808,927

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$34.06	\$34.06
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$76,056	\$76,056

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$145	\$145
10	Cost of independent audit	\$417	\$549
11	Funding for resident participation activities	\$4,500	\$4,500
12	Asset management fee	\$9,600	\$9,600
13	Information technology fee	\$4,800	\$4,800
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$19,462</b>	<b>\$19,594</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$904,445</b>	<b>\$904,577</b>

**Part B. Formula Income**

01	PUM formula income	\$19.12	\$19.12
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$19.12	\$19.12
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$42,695</b>	<b>\$42,695</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$861,750	\$861,882
02	Cost of independent audit (Same as Part A, Line 10)	\$417	\$549
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$861,750</b>	<b>\$861,882</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$861,882
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500302511D

Dear Vivoni:

This letter obligates \$211,614 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b> Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
<b>4. ACC Number:</b> ACCPR-43		<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	
<b>7. DUNS Number:</b> 142540090		<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 3 0 2 5	
<b>8. ROFO Code:</b> 0446		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
		<b>Financial Analyst:</b> PEDRO PARES	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
204		0		0		204

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	2,404	2,404	2,404
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
<b>Vacant Unit Months</b>				
05	Units undergoing modernization	0	0	
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		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	0	0	
11	Units vacant and not categorized above	20		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		20	
15	<b>Total Unit Months</b>	<b>2,448</b>	<b>2,448</b>	<b>2,404</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			200

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$886,812	\$886,812

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$22.17	\$22.17
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$54,272	\$54,272

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$11,580	\$11,580
10	Cost of independent audit	\$634	\$560
11	Funding for resident participation activities	\$5,000	\$5,000
12	Asset management fee	\$9,792	\$9,792
13	Information technology fee	\$4,896	\$4,896
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$31,902</b>	<b>\$31,828</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$972,986</b>	<b>\$972,912</b>

**Part B. Formula Income**

01	PUM formula income	\$59.02	\$59.02
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$59.02	\$59.02
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$144,481</b>	<b>\$144,481</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$828,505	\$828,431
02	Cost of independent audit (Same as Part A, Line 10)	\$634	\$560
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$828,505</b>	<b>\$828,431</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$828,431
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500302611D

Dear Vivoni:

This letter obligates \$0 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 3 0 2 6	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446	<b>Financial Analyst:</b> Nilsa E. Negron	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
376		0		0		376

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	967	967	967
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	3,545		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		135	
15	<b>Total Unit Months</b>	<b>4,512</b>	<b>1,102</b>	<b>967</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			81

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$399,211	\$399,211

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$56.51	\$56.51
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$62,274	\$62,274

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$7,021	\$7,021
10	Cost of independent audit	\$380	\$1,032
11	Funding for resident participation activities	\$2,025	\$2,025
12	Asset management fee	\$18,048	\$18,048
13	Information technology fee	\$9,024	\$9,024
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$36,498</b>	<b>\$37,150</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$497,983</b>	<b>\$498,635</b>

**Part B. Formula Income**

01	PUM formula income	\$151.68	\$151.68
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$151.68	\$151.68
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$167,151</b>	<b>\$167,151</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$330,832	\$331,484
02	Cost of independent audit (Same as Part A, Line 10)	\$380	\$1,032
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$330,832</b>	<b>\$331,484</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$331,484
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500302711D

Dear Vivoni:

This letter obligates \$193,523 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 3 0 2 7	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
142540090	0446	Blanca E. Rosario Gonzalez	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
136		0		0		136

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,606	1,606	1,606
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
<b>Vacant Unit Months</b>				
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		0	
07	Units vacant due to litigation	9	9	
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	0	0	
11	Units vacant and not categorized above	5		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		5	
15	<b>Total Unit Months</b>	<b>1,632</b>	<b>1,632</b>	<b>1,606</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$591,208	\$591,208

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$15.65	\$15.65
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$25,541	\$25,541

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$291	\$373
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	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$13,433</b>	<b>\$13,515</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$630,182</b>	<b>\$630,264</b>

**Part B. Formula Income**

01	PUM formula income	\$13.01	\$13.01
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$13.01	\$13.01
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$21,232</b>	<b>\$21,232</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$608,950	\$609,032
02	Cost of independent audit (Same as Part A, Line 10)	\$291	\$373
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$608,950</b>	<b>\$609,032</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$609,032
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500302811D

Dear Vivoni:

This letter obligates \$72,269 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 3 0 2 8	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Jenniffer Rodriguez-Rivera	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
92		0		0		92

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,093	1,093	1,093
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	11		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		11	
15	<b>Total Unit Months</b>	<b>1,104</b>	<b>1,104</b>	<b>1,093</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$399,935	\$399,935

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$15.60	\$15.60
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$17,222	\$17,222

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$10,238	\$10,238
10	Cost of independent audit	\$582	\$252
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	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$19,719</b>	<b>\$19,389</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$436,876</b>	<b>\$436,546</b>

**Part B. Formula Income**

01	PUM formula income	\$122.34	\$122.34
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$122.34	\$122.34
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$135,063</b>	<b>\$135,063</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$301,813	\$301,483
02	Cost of independent audit (Same as Part A, Line 10)	\$582	\$252
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$301,813</b>	<b>\$301,483</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$301,483
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500400111D

Dear Vivoni:

This letter obligates \$78,185 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b> Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
<b>4. ACC Number:</b> ACCPR-43		<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	
<b>7. DUNS Number:</b> 142540090		<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 4 0 0 1	
<b>8. ROFO Code:</b> 0446		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
		<b>Financial Analyst:</b> Hildamar Ortiz	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
74		0		0		74

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	839	839	839
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
<b>Vacant Unit Months</b>				
05	Units undergoing modernization	41	41	
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	0	0	
11	Units vacant and not categorized above	8		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		8	
15	<b>Total Unit Months</b>	<b>888</b>	<b>888</b>	<b>839</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			70

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$321,687	\$321,687

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$20.41	\$20.41
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$18,124	\$18,124

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$5,142	\$5,142
10	Cost of independent audit	\$449	\$203
11	Funding for resident participation activities	\$1,750	\$1,750
12	Asset management fee	\$3,552	\$3,552
13	Information technology fee	\$1,776	\$1,776
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$12,669</b>	<b>\$12,423</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$352,480</b>	<b>\$352,234</b>

**Part B. Formula Income**

01	PUM formula income	\$73.06	\$73.06
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$73.06	\$73.06
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$64,877</b>	<b>\$64,877</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$287,603	\$287,357
02	Cost of independent audit (Same as Part A, Line 10)	\$449	\$203
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$287,603</b>	<b>\$287,357</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$287,357
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500400211D

Dear Vivoni:

This letter obligates \$0 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 4 0 0 2	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Jenniffer Rodriguez-Rivera	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
104		0		0		104

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
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	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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	0		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	1,248		

**Calculations Based on Unit Months:**

14	Limited vacancies		0	
15	<b>Total Unit Months</b>	<b>1,248</b>	<b>0</b>	<b>0</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
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	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$3,956	\$3,956
10	Cost of independent audit	\$241	\$0
11	Funding for resident participation activities	\$0	\$0
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	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$11,685</b>	<b>\$11,444</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$11,685</b>	<b>\$11,444</b>

**Part B. Formula Income**

01	PUM formula income	\$0.00	\$0.00
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$0.00	\$0.00
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$0</b>	<b>\$0</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$11,685	\$11,444
02	Cost of independent audit (Same as Part A, Line 10)	\$241	\$0
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$11,685</b>	<b>\$11,444</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$11,444
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500400311D

Dear Vivoni:

This letter obligates \$424,314 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 4 0 0 3	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Linda Haigler	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
256		0		0		256

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	3,057	3,057	3,057
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
<b>Vacant Unit Months</b>				
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		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	0	0	
11	Units vacant and not categorized above	3		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		3	
15	<b>Total Unit Months</b>	<b>3,072</b>	<b>3,072</b>	<b>3,057</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			255

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,112,863	\$1,112,863

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$12.10	\$12.10
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$37,171	\$37,171

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$35	\$702
11	Funding for resident participation activities	\$6,375	\$6,375
12	Asset management fee	\$12,288	\$12,288
13	Information technology fee	\$6,144	\$6,144
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$24,842</b>	<b>\$25,509</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,174,876</b>	<b>\$1,175,543</b>

**Part B. Formula Income**

01	PUM formula income	\$2.69	\$2.69
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$2.69	\$2.69
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$8,264</b>	<b>\$8,264</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$1,166,612	\$1,167,279
02	Cost of independent audit (Same as Part A, Line 10)	\$35	\$702
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$1,166,612</b>	<b>\$1,167,279</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$1,167,279
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500400411D

Dear Vivoni:

This letter obligates \$89,682 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 4 0 0 4	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Jesus Gimenez	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
492		0		0		492

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
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	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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	0		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	1,353		
13	All other ACC units not categorized above	4,551		

**Calculations Based on Unit Months:**

14	Limited vacancies		0	
15	<b>Total Unit Months</b>	<b>5,904</b>	<b>0</b>	<b>0</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
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	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$506	\$506
10	Cost of independent audit	\$234	\$1,350
11	Funding for resident participation activities	\$0	\$0
12	Asset management fee	\$23,616	\$23,616
13	Information technology fee	\$11,808	\$11,808
14	Asset repositioning fee	\$490,138	\$490,138
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$526,302</b>	<b>\$527,418</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$526,302</b>	<b>\$527,418</b>

**Part B. Formula Income**

01	PUM formula income	\$10.22	\$10.22
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$10.22	\$10.22
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$0</b>	<b>\$0</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$526,302	\$527,418
02	Cost of independent audit (Same as Part A, Line 10)	\$234	\$1,350
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$526,302</b>	<b>\$527,418</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$527,418
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500400511D

Dear Vivoni:

This letter obligates \$293,905 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 4 0 0 5	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
142540090	0446	Linda Haigler	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
200		0		0		200

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	2,395	2,395	2,395
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	5		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		5	
15	<b>Total Unit Months</b>	<b>2,400</b>	<b>2,400</b>	<b>2,395</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			200

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$869,424	\$869,424

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$33.79	\$33.79
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$81,096	\$81,096

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$6,949	\$6,949
10	Cost of independent audit	\$602	\$549
11	Funding for resident participation activities	\$5,000	\$5,000
12	Asset management fee	\$9,600	\$9,600
13	Information technology fee	\$4,800	\$4,800
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$26,951</b>	<b>\$26,898</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$977,471</b>	<b>\$977,418</b>

**Part B. Formula Income**

01	PUM formula income	\$40.60	\$40.60
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$40.60	\$40.60
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$97,440</b>	<b>\$97,440</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$880,031	\$879,978
02	Cost of independent audit (Same as Part A, Line 10)	\$602	\$549
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$880,031</b>	<b>\$879,978</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$879,978
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500400611D

Dear Vivoni:

This letter obligates \$199,679 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 4 0 0 6	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Jenniffer Rodriguez-Rivera	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
178		0		0		178

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	2,119	2,119	2,119
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
<b>Vacant Unit Months</b>				
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		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	0	0	
11	Units vacant and not categorized above	5		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		5	
15	<b>Total Unit Months</b>	<b>2,136</b>	<b>2,136</b>	<b>2,119</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			177

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$773,787	\$773,787

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$11.16	\$11.16
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$23,838	\$23,838

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$1,805	\$1,805
10	Cost of independent audit	\$1,095	\$488
11	Funding for resident participation activities	\$4,425	\$4,425
12	Asset management fee	\$8,544	\$8,544
13	Information technology fee	\$4,272	\$4,272
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$20,141</b>	<b>\$19,534</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$817,766</b>	<b>\$817,159</b>

**Part B. Formula Income**

01	PUM formula income	\$37.31	\$37.31
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$37.31	\$37.31
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$79,694</b>	<b>\$79,694</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$738,072	\$737,465
02	Cost of independent audit (Same as Part A, Line 10)	\$1,095	\$488
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$738,072</b>	<b>\$737,465</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$737,465
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500400711D

Dear Vivoni:

This letter obligates \$141,480 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 4 0 0 7	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	JUAN MANUEL RIVERA JONES	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
122		0		0		122

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,460	1,460	1,460
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	4		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		4	
15	<b>Total Unit Months</b>	<b>1,464</b>	<b>1,464</b>	<b>1,460</b>
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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$530,349	\$530,349

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$12.14	\$12.14
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$17,773	\$17,773

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$5,505	\$5,505
10	Cost of independent audit	\$176	\$335
11	Funding for resident participation activities	\$3,050	\$3,050
12	Asset management fee	\$5,856	\$5,856
13	Information technology fee	\$2,928	\$2,928
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$17,515</b>	<b>\$17,674</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$565,637</b>	<b>\$565,796</b>

**Part B. Formula Income**

01	PUM formula income	\$43.70	\$43.70
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$43.70	\$43.70
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$63,977</b>	<b>\$63,977</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$501,660	\$501,819
02	Cost of independent audit (Same as Part A, Line 10)	\$176	\$335
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$501,660</b>	<b>\$501,819</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$501,819
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500400811D

Dear Vivoni:

This letter obligates \$27,886 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 4 0 0 8	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446	<b>Financial Analyst:</b> LINDA HAIGLER	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
20		0		0		20

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	228	228	228
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	12		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		7	
15	<b>Total Unit Months</b>	<b>240</b>	<b>235</b>	<b>228</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			19

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$85,131	\$85,131

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$3.75	\$3.75
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$881	\$881

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$479	\$479
10	Cost of independent audit	\$194	\$55
11	Funding for resident participation activities	\$475	\$475
12	Asset management fee	\$960	\$960
13	Information technology fee	\$480	\$480
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$2,588</b>	<b>\$2,449</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$88,600</b>	<b>\$88,461</b>

**Part B. Formula Income**

01	PUM formula income	\$128.50	\$128.50
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$128.50	\$128.50
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$30,198</b>	<b>\$30,198</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$58,402	\$58,263
02	Cost of independent audit (Same as Part A, Line 10)	\$194	\$55
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$58,402</b>	<b>\$58,263</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$58,263
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500400911D

Dear Vivoni:

This letter obligates \$385,506 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 4 0 0 9	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Hildamar Ortiz	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
254		0		0		254

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	2,338	2,338	2,338
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
<b>Vacant Unit Months</b>				
05	Units undergoing modernization	690	690	
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	0	0	
11	Units vacant and not categorized above	20		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		20	
15	<b>Total Unit Months</b>	<b>3,048</b>	<b>3,048</b>	<b>2,338</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			195

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,104,168	\$1,104,168

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$16.78	\$16.78
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$51,145	\$51,145

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$169	\$697
11	Funding for resident participation activities	\$4,875	\$4,875
12	Asset management fee	\$12,192	\$12,192
13	Information technology fee	\$6,096	\$6,096
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$23,332</b>	<b>\$23,860</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,178,645</b>	<b>\$1,179,173</b>

**Part B. Formula Income**

01	PUM formula income	\$16.89	\$16.97
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$16.89	\$16.97
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$51,481</b>	<b>\$51,725</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$1,127,164	\$1,127,448
02	Cost of independent audit (Same as Part A, Line 10)	\$169	\$697
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$1,127,164</b>	<b>\$1,127,448</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$1,127,448
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500401011D

Dear Vivoni:

This letter obligates \$57,036 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 4 0 1 0	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Jenniffer Rodriguez-Rivera	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
100		0		0		100

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
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	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
<b>Vacant Unit Months</b>				
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		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	0	0	
11	Units vacant and not categorized above	0		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		0	
15	<b>Total Unit Months</b>	<b>1,200</b>	<b>1,200</b>	<b>1,188</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$434,712	\$434,712

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$5.23	\$5.23
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$6,276	\$6,276

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$8,682	\$8,682
10	Cost of independent audit	\$691	\$274
11	Funding for resident participation activities	\$2,475	\$2,475
12	Asset management fee	\$4,800	\$4,800
13	Information technology fee	\$2,400	\$2,400
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$19,048</b>	<b>\$18,631</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$460,036</b>	<b>\$459,619</b>

**Part B. Formula Income**

01	PUM formula income	\$101.74	\$101.74
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$101.74	\$101.74
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$122,088</b>	<b>\$122,088</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$337,948	\$337,531
02	Cost of independent audit (Same as Part A, Line 10)	\$691	\$274
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$337,948</b>	<b>\$337,531</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$337,531
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500401111D

Dear Vivoni:

This letter obligates \$131,927 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 4 0 1 1	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
142540090	0446	Robert Lugo	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
100		0		0		100

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
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	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
<b>Vacant Unit Months</b>				
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		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	0	0	
11	Units vacant and not categorized above	0		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		0	
15	<b>Total Unit Months</b>	<b>1,200</b>	<b>1,200</b>	<b>1,188</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$434,712	\$434,712

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$29.70	\$29.70
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$35,640	\$35,640

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$148	\$274
11	Funding for resident participation activities	\$2,475	\$2,475
12	Asset management fee	\$4,800	\$4,800
13	Information technology fee	\$2,400	\$2,400
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$9,823</b>	<b>\$9,949</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$480,175</b>	<b>\$480,301</b>

**Part B. Formula Income**

01	PUM formula income	\$26.54	\$26.54
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$26.54	\$26.54
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$31,848</b>	<b>\$31,848</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$448,327	\$448,453
02	Cost of independent audit (Same as Part A, Line 10)	\$148	\$274
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$448,327</b>	<b>\$448,453</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$448,453
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500401211D

Dear Vivoni:

This letter obligates \$143,339 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 4 0 1 2	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Jenniffer Rodriguez-Rivera	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
86		0		0		86

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,019	1,019	1,019
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
<b>Vacant Unit Months</b>				
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		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	0	0	
11	Units vacant and not categorized above	1		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		1	
15	<b>Total Unit Months</b>	<b>1,032</b>	<b>1,032</b>	<b>1,019</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$373,852	\$373,852

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$13.25	\$13.25
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$13,674	\$13,674

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$231	\$236
11	Funding for resident participation activities	\$2,125	\$2,125
12	Asset management fee	\$4,128	\$4,128
13	Information technology fee	\$2,064	\$2,064
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$8,548</b>	<b>\$8,553</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$396,074</b>	<b>\$396,079</b>

**Part B. Formula Income**

01	PUM formula income	\$3.80	\$3.80
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$3.80	\$3.80
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$3,922</b>	<b>\$3,922</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$392,152	\$392,157
02	Cost of independent audit (Same as Part A, Line 10)	\$231	\$236
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$392,152</b>	<b>\$392,157</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$392,157
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500401311D

Dear Vivoni:

This letter obligates \$109,375 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b> Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
<b>4. ACC Number:</b> ACCPR-43		<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	
<b>7. DUNS Number:</b> 142540090		<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 4 0 1 3	
<b>8. ROFO Code:</b> 0446		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
		<b>Financial Analyst:</b> Jenniffer Rodriguez-Rivera	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
71		0		0		71

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	850	850	850
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	2		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		2	
15	<b>Total Unit Months</b>	<b>852</b>	<b>852</b>	<b>850</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$308,646	\$308,646

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$29.01	\$29.01
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$24,717	\$24,717

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$3,207	\$3,207
10	Cost of independent audit	\$463	\$195
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	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$10,557</b>	<b>\$10,289</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$343,920</b>	<b>\$343,652</b>

**Part B. Formula Income**

01	PUM formula income	\$72.87	\$72.87
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$72.87	\$72.87
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$62,085</b>	<b>\$62,085</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$281,835	\$281,567
02	Cost of independent audit (Same as Part A, Line 10)	\$463	\$195
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$281,835</b>	<b>\$281,567</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$281,567
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500401411D

Dear Vivoni:

This letter obligates \$111,535 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 4 0 1 4	
<b>7. DUNS Number:</b> 142540090	<b>HUD Use Only</b>		<b>8. ROFO Code:</b> 0446
		<b>Financial Analyst:</b> Jenniffer Rodriguez-Rivera	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
100		0		0		100

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	0		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		0	
15	<b>Total Unit Months</b>	<b>1,200</b>	<b>1,200</b>	<b>1,200</b>
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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$434,712	\$434,712

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$20.57	\$20.57
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$24,684	\$24,684

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$3,545	\$3,545
10	Cost of independent audit	\$463	\$274
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	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$13,708</b>	<b>\$13,519</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$473,104</b>	<b>\$472,915</b>

**Part B. Formula Income**

01	PUM formula income	\$49.51	\$49.51
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$49.51	\$49.51
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$59,412</b>	<b>\$59,412</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$413,692	\$413,503
02	Cost of independent audit (Same as Part A, Line 10)	\$463	\$274
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$413,692</b>	<b>\$413,503</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$413,503
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500401511D

Dear Vivoni:

This letter obligates \$247,427 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 4 0 1 5	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446	<b>Financial Analyst:</b> Nilsa E. Negron	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
260		0		0		260

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,450	1,450	1,450
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
<b>Vacant Unit Months</b>				
05	Units undergoing modernization	1,670	1,670	
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	0	0	
11	Units vacant and not categorized above	0		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		0	
15	<b>Total Unit Months</b>	<b>3,120</b>	<b>3,120</b>	<b>1,450</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			121

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,130,251	\$1,130,251

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$7.08	\$7.08
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$22,090	\$22,090

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$1,605	\$713
11	Funding for resident participation activities	\$3,025	\$3,025
12	Asset management fee	\$12,480	\$12,480
13	Information technology fee	\$6,240	\$6,240
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$23,350</b>	<b>\$22,458</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,175,691</b>	<b>\$1,174,799</b>

**Part B. Formula Income**

01	PUM formula income	\$50.47	\$50.33
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$50.47	\$50.33
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$157,466</b>	<b>\$157,030</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$1,018,225	\$1,017,769
02	Cost of independent audit (Same as Part A, Line 10)	\$1,605	\$713
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$1,018,225</b>	<b>\$1,017,769</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$1,017,769
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500401611D

Dear Vivoni:

This letter obligates \$179,842 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 4 0 1 6	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	JUAN MANUEL RIVERA JONES	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
148		0		0		148

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,771	1,771	1,771
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	5		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		5	
15	<b>Total Unit Months</b>	<b>1,776</b>	<b>1,776</b>	<b>1,771</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			148

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$643,374	\$643,374

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$13.84	\$13.84
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$24,580	\$24,580

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$4,088	\$4,088
10	Cost of independent audit	\$454	\$406
11	Funding for resident participation activities	\$3,700	\$3,700
12	Asset management fee	\$7,104	\$7,104
13	Information technology fee	\$3,552	\$3,552
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$18,898</b>	<b>\$18,850</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$686,852</b>	<b>\$686,804</b>

**Part B. Formula Income**

01	PUM formula income	\$29.89	\$29.89
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$29.89	\$29.89
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$53,085</b>	<b>\$53,085</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$633,767	\$633,719
02	Cost of independent audit (Same as Part A, Line 10)	\$454	\$406
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$633,767</b>	<b>\$633,719</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$633,719
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500401711D

Dear Vivoni:

This letter obligates \$134,317 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 4 0 1 7	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Nilsa E. Negron	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
109		0		0		109

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,282	1,282	1,282
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
<b>Vacant Unit Months</b>				
05	Units undergoing modernization	0	0	
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		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	0	0	
11	Units vacant and not categorized above	2		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		2	
15	<b>Total Unit Months</b>	<b>1,308</b>	<b>1,308</b>	<b>1,282</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			107

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$473,836	\$473,836

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$12.77	\$12.77
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$16,703	\$16,703

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$32	\$299
11	Funding for resident participation activities	\$2,675	\$2,675
12	Asset management fee	\$5,232	\$5,232
13	Information technology fee	\$2,616	\$2,616
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$10,555</b>	<b>\$10,822</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$501,094</b>	<b>\$501,361</b>

**Part B. Formula Income**

01	PUM formula income	\$29.05	\$29.05
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$29.05	\$29.05
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$37,997</b>	<b>\$37,997</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$463,097	\$463,364
02	Cost of independent audit (Same as Part A, Line 10)	\$32	\$299
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$463,097</b>	<b>\$463,364</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$463,364
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500401811D

Dear Vivoni:

This letter obligates \$46,340 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b> Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
<b>4. ACC Number:</b> ACCPR-43		<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	
<b>7. DUNS Number:</b> 142540090		<b>8. ROFO Code:</b> 0446	
<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____		<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 4 0 1 8	
		<b>HUD Use Only</b>	
		<b>Financial Analyst:</b> Juan O. Rodriguez	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
100		0		0		100

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	0		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		0	
15	<b>Total Unit Months</b>	<b>1,200</b>	<b>1,200</b>	<b>1,200</b>
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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$434,712	\$434,712

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$14.92	\$14.92
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$17,904	\$17,904

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$7,985	\$7,985
10	Cost of independent audit	\$926	\$274
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	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$18,611</b>	<b>\$17,959</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$471,227</b>	<b>\$470,575</b>

**Part B. Formula Income**

01	PUM formula income	\$103.96	\$103.96
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$103.96	\$103.96
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$124,752</b>	<b>\$124,752</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$346,475	\$345,823
02	Cost of independent audit (Same as Part A, Line 10)	\$926	\$274
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$346,475</b>	<b>\$345,823</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$345,823
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500401911D

Dear Vivoni:

This letter obligates \$111,133 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 4 0 1 9	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	JUAN MANUEL RIVERA JONES	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
102		0		0		102

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,219	1,219	1,219
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	5		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		5	
15	<b>Total Unit Months</b>	<b>1,224</b>	<b>1,224</b>	<b>1,219</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$443,406	\$443,406

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$15.99	\$15.99
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$19,572	\$19,572

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$1,533	\$1,533
10	Cost of independent audit	\$269	\$280
11	Funding for resident participation activities	\$2,550	\$2,550
12	Asset management fee	\$4,896	\$4,896
13	Information technology fee	\$2,448	\$2,448
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$11,696</b>	<b>\$11,707</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$474,674</b>	<b>\$474,685</b>

**Part B. Formula Income**

01	PUM formula income	\$43.56	\$43.56
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$43.56	\$43.56
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$53,317</b>	<b>\$53,317</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$421,357	\$421,368
02	Cost of independent audit (Same as Part A, Line 10)	\$269	\$280
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$421,357</b>	<b>\$421,368</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$421,368
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500402011D

Dear Vivoni:

This letter obligates \$157,018 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 4 0 2 0	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Hildamar Ortiz	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
112		0		0		112

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,343	1,343	1,343
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	1		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		1	
15	<b>Total Unit Months</b>	<b>1,344</b>	<b>1,344</b>	<b>1,343</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$486,877	\$486,877

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$17.35	\$17.35
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$23,318	\$23,318

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$2,677	\$2,677
10	Cost of independent audit	\$713	\$307
11	Funding for resident participation activities	\$2,800	\$2,800
12	Asset management fee	\$5,376	\$5,376
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	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$14,254</b>	<b>\$13,848</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$524,449</b>	<b>\$524,043</b>

**Part B. Formula Income**

01	PUM formula income	\$38.31	\$38.31
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$38.31	\$38.31
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$51,489</b>	<b>\$51,489</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$472,960	\$472,554
02	Cost of independent audit (Same as Part A, Line 10)	\$713	\$307
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$472,960</b>	<b>\$472,554</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$472,554
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500500111D

Dear Vivoni:

This letter obligates \$0 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 5 0 0 1	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Robert Lugo	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
124		0		0		124

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,244	1,244	1,244
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
<b>Vacant Unit Months</b>				
05	Units undergoing modernization	244	244	
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	0	0	
11	Units vacant and not categorized above	0		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		0	
15	<b>Total Unit Months</b>	<b>1,488</b>	<b>1,488</b>	<b>1,244</b>
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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$539,043	\$539,043

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$23.33	\$23.33
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$34,715	\$34,715

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$13,111	\$13,111
10	Cost of independent audit	\$482	\$340
11	Funding for resident participation activities	\$2,600	\$2,600
12	Asset management fee	\$5,952	\$5,952
13	Information technology fee	\$2,976	\$2,976
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$25,121</b>	<b>\$24,979</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$598,879</b>	<b>\$598,737</b>

**Part B. Formula Income**

01	PUM formula income	\$159.51	\$159.51
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$159.51	\$159.51
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$237,351</b>	<b>\$237,351</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$361,528	\$361,386
02	Cost of independent audit (Same as Part A, Line 10)	\$482	\$340
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$361,528</b>	<b>\$361,386</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$361,386
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500500211D

Dear Vivoni:

This letter obligates \$0 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 5 0 0 2	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Jenniffer Rodriguez-Rivera	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
186		0		0		186

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
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	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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	0		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	2,232		

**Calculations Based on Unit Months:**

14	Limited vacancies		0	
15	<b>Total Unit Months</b>	<b>2,232</b>	<b>0</b>	<b>0</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
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	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$2,042	\$510
11	Funding for resident participation activities	\$0	\$0
12	Asset management fee	\$8,928	\$8,928
13	Information technology fee	\$4,464	\$4,464
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$15,434</b>	<b>\$13,902</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$15,434</b>	<b>\$13,902</b>

**Part B. Formula Income**

01	PUM formula income	\$324.85	\$324.85
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$324.85	\$324.85
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$0</b>	<b>\$0</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$15,434	\$13,902
02	Cost of independent audit (Same as Part A, Line 10)	\$2,042	\$510
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$15,434</b>	<b>\$13,902</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$13,902
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500500311D

Dear Vivoni:

This letter obligates \$718,420 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 5 0 0 3	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446	<b>Financial Analyst:</b> Juan O. Rodriguez	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
500		0		0		500

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	5,943	5,943	5,943
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	57		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		57	
15	<b>Total Unit Months</b>	<b>6,000</b>	<b>6,000</b>	<b>5,943</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			495

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$2,173,560	\$2,173,560

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$28.54	\$28.54
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$171,240	\$171,240

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$11,314	\$11,314
10	Cost of independent audit	\$333	\$1,372
11	Funding for resident participation activities	\$12,375	\$12,375
12	Asset management fee	\$24,000	\$24,000
13	Information technology fee	\$12,000	\$12,000
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$60,022</b>	<b>\$61,061</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$2,404,822</b>	<b>\$2,405,861</b>

**Part B. Formula Income**

01	PUM formula income	\$21.26	\$21.26
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$21.26	\$21.26
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$127,560</b>	<b>\$127,560</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$2,277,262	\$2,278,301
02	Cost of independent audit (Same as Part A, Line 10)	\$333	\$1,372
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$2,277,262</b>	<b>\$2,278,301</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$2,278,301
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500500411D

Dear Vivoni:

This letter obligates \$0 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 5 0 0 4	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446	<b>Financial Analyst:</b> Hildamar Ortiz	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
240		0		0		240

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,279	1,279	1,279
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
<b>Vacant Unit Months</b>				
05	Units undergoing modernization	1,581	1,581	
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	14	14	
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	0	0	
11	Units vacant and not categorized above	6		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		6	
15	<b>Total Unit Months</b>	<b>2,880</b>	<b>2,880</b>	<b>1,279</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			107

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,043,309	\$1,043,309

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$12.81	\$12.81
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$36,893	\$36,893

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$22,615	\$22,615
10	Cost of independent audit	\$1,157	\$659
11	Funding for resident participation activities	\$2,675	\$2,675
12	Asset management fee	\$11,520	\$11,520
13	Information technology fee	\$5,760	\$5,760
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$43,727</b>	<b>\$43,229</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,123,929</b>	<b>\$1,123,431</b>

**Part B. Formula Income**

01	PUM formula income	\$214.53	\$214.53
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$214.53	\$214.53
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$617,846</b>	<b>\$617,846</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$506,083	\$505,585
02	Cost of independent audit (Same as Part A, Line 10)	\$1,157	\$659
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$506,083</b>	<b>\$505,585</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$505,585
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500500511D

Dear Vivoni:

This letter obligates \$430,910 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 5 0 0 5	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Hildamar Ortiz	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
240		0		0		240

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,675	1,675	1,675
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
<b>Vacant Unit Months</b>				
05	Units undergoing modernization	1,199	1,199	
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	0	0	
11	Units vacant and not categorized above	6		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		6	
15	<b>Total Unit Months</b>	<b>2,880</b>	<b>2,880</b>	<b>1,675</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			140

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,043,309	\$1,043,309

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$15.20	\$15.20
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$43,776	\$43,776

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$2,450	\$2,450
10	Cost of independent audit	\$888	\$659
11	Funding for resident participation activities	\$3,500	\$3,500
12	Asset management fee	\$11,520	\$11,520
13	Information technology fee	\$5,760	\$5,760
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$24,118</b>	<b>\$23,889</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,111,203</b>	<b>\$1,110,974</b>

**Part B. Formula Income**

01	PUM formula income	\$54.04	\$54.04
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$54.04	\$54.04
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$155,635</b>	<b>\$155,635</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$955,568	\$955,339
02	Cost of independent audit (Same as Part A, Line 10)	\$888	\$659
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$955,568</b>	<b>\$955,339</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$955,339
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500500611D

Dear Vivoni:

This letter obligates \$280,932 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 5 0 0 6	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Hildamar Ortiz	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
124		0		0		124

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,250	1,250	1,250
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
<b>Vacant Unit Months</b>				
05	Units undergoing modernization	205	205	
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	0	0	
11	Units vacant and not categorized above	33		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		33	
15	<b>Total Unit Months</b>	<b>1,488</b>	<b>1,488</b>	<b>1,250</b>
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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$539,043	\$539,043

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$10.54	\$10.54
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$15,684	\$15,684

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$3,850	\$3,850
10	Cost of independent audit	\$343	\$340
11	Funding for resident participation activities	\$2,600	\$2,600
12	Asset management fee	\$5,952	\$5,952
13	Information technology fee	\$2,976	\$2,976
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$15,721</b>	<b>\$15,718</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$570,448</b>	<b>\$570,445</b>

**Part B. Formula Income**

01	PUM formula income	\$35.75	\$35.75
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$35.75	\$35.75
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$53,196</b>	<b>\$53,196</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$517,252	\$517,249
02	Cost of independent audit (Same as Part A, Line 10)	\$343	\$340
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$517,252</b>	<b>\$517,249</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$517,249
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500500711D

Dear Vivoni:

This letter obligates \$201,210 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 5 0 0 7	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446	<b>Financial Analyst:</b> Juan O. Rodriguez	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
136		0		0		136

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,624	1,624	1,624
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	8		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		8	
15	<b>Total Unit Months</b>	<b>1,632</b>	<b>1,632</b>	<b>1,624</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			135

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$591,208	\$591,208

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$14.64	\$14.64
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$23,892	\$23,892

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$98	\$98
10	Cost of independent audit	\$171	\$373
11	Funding for resident participation activities	\$3,375	\$3,375
12	Asset management fee	\$6,528	\$6,528
13	Information technology fee	\$3,264	\$3,264
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$13,436</b>	<b>\$13,638</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$628,536</b>	<b>\$628,738</b>

**Part B. Formula Income**

01	PUM formula income	\$1.27	\$1.76
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$1.27	\$1.76
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$2,073</b>	<b>\$2,872</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$626,463	\$625,866
02	Cost of independent audit (Same as Part A, Line 10)	\$171	\$373
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$626,463</b>	<b>\$625,866</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$625,866
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500500811D

Dear Vivoni:

This letter obligates \$0 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b> Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
<b>4. ACC Number:</b> ACCPR-43		<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	
<b>7. DUNS Number:</b> 142540090		<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 5 0 0 8	
<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____		<b>8. ROFO Code:</b> 0446	
		<b>Financial Analyst:</b> Jenniffer Rodriguez-Rivera	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
72		0		0		72

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
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	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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	12		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		12	
15	<b>Total Unit Months</b>	<b>864</b>	<b>864</b>	<b>852</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$308,646	\$312,993

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$34.08	\$34.08
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$29,036	\$29,445

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$17,466	\$17,466
10	Cost of independent audit	\$556	\$198
11	Funding for resident participation activities	\$1,775	\$1,775
12	Asset management fee	\$3,408	\$3,456
13	Information technology fee	\$1,704	\$1,728
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$24,909</b>	<b>\$24,623</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$362,591</b>	<b>\$367,061</b>

**Part B. Formula Income**

01	PUM formula income	\$344.76	\$344.76
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$344.76	\$344.76
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$293,736</b>	<b>\$297,873</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$68,855	\$69,188
02	Cost of independent audit (Same as Part A, Line 10)	\$556	\$198
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$68,855</b>	<b>\$69,188</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$69,188
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500500911D

Dear Vivoni:

This letter obligates \$0 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 5 0 0 9	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Hildamar Ortiz	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
84		0		0		84

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	733	733	733
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
<b>Vacant Unit Months</b>				
05	Units undergoing modernization	275	275	
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	0	0	
11	Units vacant and not categorized above	0		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		0	
15	<b>Total Unit Months</b>	<b>1,008</b>	<b>1,008</b>	<b>733</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$365,158	\$365,158

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$30.22	\$30.22
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$30,462	\$30,462

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$11,746	\$11,746
10	Cost of independent audit	\$460	\$230
11	Funding for resident participation activities	\$1,525	\$1,525
12	Asset management fee	\$4,032	\$4,032
13	Information technology fee	\$2,016	\$2,016
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$19,779</b>	<b>\$19,549</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$415,399</b>	<b>\$415,169</b>

**Part B. Formula Income**

01	PUM formula income	\$251.04	\$251.04
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$251.04	\$251.04
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$253,048</b>	<b>\$253,048</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$162,351	\$162,121
02	Cost of independent audit (Same as Part A, Line 10)	\$460	\$230
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$162,351</b>	<b>\$162,121</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$162,121
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500501011D

Dear Vivoni:

This letter obligates \$91,603 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 5 0 1 0	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Hildamar Ortiz	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
100		0		0		100

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	681	681	681
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
<b>Vacant Unit Months</b>				
05	Units undergoing modernization	490	490	
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	0	0	
11	Units vacant and not categorized above	29		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		29	
15	<b>Total Unit Months</b>	<b>1,200</b>	<b>1,200</b>	<b>681</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$434,712	\$434,712

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$12.69	\$12.69
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$15,228	\$15,228

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$635	\$274
11	Funding for resident participation activities	\$1,425	\$1,425
12	Asset management fee	\$4,800	\$4,800
13	Information technology fee	\$2,400	\$2,400
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$9,260</b>	<b>\$8,899</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$459,200</b>	<b>\$458,839</b>

**Part B. Formula Income**

01	PUM formula income	\$0.00	\$52.38
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$0.00	\$52.38
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$0</b>	<b>\$62,856</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$459,200	\$395,983
02	Cost of independent audit (Same as Part A, Line 10)	\$635	\$274
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$459,200</b>	<b>\$395,983</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$395,983
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500501111D

Dear Vivoni:

This letter obligates \$512,874 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R	Q 0 0 5 0 0 5 0 1 1
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
142540090	0446	Blanca E. Rosario Gonzalez	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
452		0		0		452

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	5,242	5,242	5,242
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	182		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		163	
15	<b>Total Unit Months</b>	<b>5,424</b>	<b>5,405</b>	<b>5,242</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			437

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,958,015	\$1,958,015

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$34.85	\$34.85
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$188,364	\$188,364

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$4,990	\$4,990
10	Cost of independent audit	\$269	\$1,240
11	Funding for resident participation activities	\$10,925	\$10,925
12	Asset management fee	\$21,696	\$21,696
13	Information technology fee	\$10,848	\$10,848
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$48,728</b>	<b>\$49,699</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$2,195,107</b>	<b>\$2,196,078</b>

**Part B. Formula Income**

01	PUM formula income	\$34.67	\$34.67
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$34.67	\$34.67
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$187,391</b>	<b>\$187,391</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$2,007,716	\$2,008,687
02	Cost of independent audit (Same as Part A, Line 10)	\$269	\$1,240
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$2,007,716</b>	<b>\$2,008,687</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$2,008,687
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500501211D

Dear Vivoni:

This letter obligates \$90,099 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 5 0 1 2	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446	<b>Financial Analyst:</b> JUAN MANUEL RIVERA JONES	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
100		0		0		100

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
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	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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	6		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		6	
15	<b>Total Unit Months</b>	<b>1,200</b>	<b>1,200</b>	<b>1,194</b>
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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$434,712	\$434,712

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$27.77	\$27.77
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$33,324	\$33,324

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$120	\$274
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	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$9,820</b>	<b>\$9,974</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$477,856</b>	<b>\$478,010</b>

**Part B. Formula Income**

01	PUM formula income	\$87.34	\$87.34
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$87.34	\$87.34
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$104,808</b>	<b>\$104,808</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$373,048	\$373,202
02	Cost of independent audit (Same as Part A, Line 10)	\$120	\$274
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$373,048</b>	<b>\$373,202</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$373,202
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500501311D

Dear Vivoni:

This letter obligates \$208,006 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 5 0 1 3	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
142540090	0446	Juan O. Rodriguez	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
126		0		0		126

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,509	1,509	1,509
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	3		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		3	
15	<b>Total Unit Months</b>	<b>1,512</b>	<b>1,512</b>	<b>1,509</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$547,737	\$547,737

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$14.95	\$14.95
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$22,604	\$22,604

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$2,686	\$2,686
10	Cost of independent audit	\$249	\$346
11	Funding for resident participation activities	\$3,150	\$3,150
12	Asset management fee	\$6,048	\$6,048
13	Information technology fee	\$3,024	\$3,024
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$15,157</b>	<b>\$15,254</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$585,498</b>	<b>\$585,595</b>

**Part B. Formula Income**

01	PUM formula income	\$53.44	\$53.44
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$53.44	\$53.44
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$80,801</b>	<b>\$80,801</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$504,697	\$504,794
02	Cost of independent audit (Same as Part A, Line 10)	\$249	\$346
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$504,697</b>	<b>\$504,794</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$504,794
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500501411D

Dear Vivoni:

This letter obligates \$153,272 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 5 0 1 4	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	LINDA HAIGLER	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
92		0		0		92

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,093	1,093	1,093
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	11		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		11	
15	<b>Total Unit Months</b>	<b>1,104</b>	<b>1,104</b>	<b>1,093</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$399,935	\$399,935

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$10.62	\$10.62
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$11,724	\$11,724

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$472	\$252
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	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$9,371</b>	<b>\$9,151</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$421,030</b>	<b>\$420,810</b>

**Part B. Formula Income**

01	PUM formula income	\$10.98	\$10.98
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$10.98	\$10.98
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$12,122</b>	<b>\$12,122</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$408,908	\$408,688
02	Cost of independent audit (Same as Part A, Line 10)	\$472	\$252
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$408,908</b>	<b>\$408,688</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$408,688
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500501511D

Dear Vivoni:

This letter obligates \$25,996 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b> Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
<b>4. ACC Number:</b> ACCPR-43		<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	
<b>7. DUNS Number:</b> 142540090		<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 5 0 1 5	
<b>8. ROFO Code:</b> 0446		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
		<b>Financial Analyst:</b> Yvonne Gonzalez Lamadrid	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
92		0		0		92

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,058	1,058	1,058
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	46		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		33	
15	<b>Total Unit Months</b>	<b>1,104</b>	<b>1,091</b>	<b>1,058</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$395,226	\$395,226

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$22.78	\$22.78
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$24,853	\$24,853

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$14,096	\$14,096
10	Cost of independent audit	\$773	\$252
11	Funding for resident participation activities	\$2,200	\$2,200
12	Asset management fee	\$4,416	\$4,416
13	Information technology fee	\$2,208	\$2,208
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$23,693</b>	<b>\$23,172</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$443,772</b>	<b>\$443,251</b>

**Part B. Formula Income**

01	PUM formula income	\$143.51	\$143.51
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$143.51	\$143.51
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$156,569</b>	<b>\$156,569</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$287,203	\$286,682
02	Cost of independent audit (Same as Part A, Line 10)	\$773	\$252
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$287,203</b>	<b>\$286,682</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$286,682
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500501611D

Dear Vivoni:

This letter obligates \$63,799 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 5 0 1 6	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Jenniffer Rodriguez-Rivera	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
50		0		0		50

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
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	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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	1		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		1	
15	<b>Total Unit Months</b>	<b>600</b>	<b>600</b>	<b>599</b>
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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$217,356	\$217,356

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$35.71	\$35.71
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$21,426	\$21,426

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$231	\$137
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	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$5,081</b>	<b>\$4,987</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$243,863</b>	<b>\$243,769</b>

**Part B. Formula Income**

01	PUM formula income	\$42.92	\$42.84
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$42.92	\$42.84
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$25,752</b>	<b>\$25,704</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$218,111	\$218,065
02	Cost of independent audit (Same as Part A, Line 10)	\$231	\$137
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$218,111</b>	<b>\$218,065</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$218,065
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500501711D

Dear Vivoni:

This letter obligates \$56,453 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 5 0 1 7	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
142540090	0446	Jesus r Gimenez	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
50		0		0		50

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	541	541	541
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	59		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		18	
15	<b>Total Unit Months</b>	<b>600</b>	<b>559</b>	<b>541</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			45

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$202,503	\$202,503

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$38.60	\$38.60
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$21,577	\$21,577

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$456	\$456
10	Cost of independent audit	\$116	\$137
11	Funding for resident participation activities	\$1,125	\$1,125
12	Asset management fee	\$2,400	\$2,400
13	Information technology fee	\$1,200	\$1,200
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$5,297</b>	<b>\$5,318</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$229,377</b>	<b>\$229,398</b>

**Part B. Formula Income**

01	PUM formula income	\$21.91	\$21.91
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$21.91	\$21.91
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$12,248</b>	<b>\$12,248</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$217,129	\$217,150
02	Cost of independent audit (Same as Part A, Line 10)	\$116	\$137
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$217,129</b>	<b>\$217,150</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$217,150
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500501811D

Dear Vivoni:

This letter obligates \$100,524 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 5 0 1 8	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Nilsa E. Negron	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
70		0		0		70

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	826	826	826
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
<b>Vacant Unit Months</b>				
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		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	0	0	
11	Units vacant and not categorized above	2		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		2	
15	<b>Total Unit Months</b>	<b>840</b>	<b>840</b>	<b>826</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			69

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$304,298	\$304,298

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$18.69	\$18.69
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$15,700	\$15,700

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$734	\$734
10	Cost of independent audit	\$694	\$192
11	Funding for resident participation activities	\$1,725	\$1,725
12	Asset management fee	\$3,360	\$3,360
13	Information technology fee	\$1,680	\$1,680
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$8,193</b>	<b>\$7,691</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$328,191</b>	<b>\$327,689</b>

**Part B. Formula Income**

01	PUM formula income	\$35.60	\$35.60
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$35.60	\$35.60
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$29,904</b>	<b>\$29,904</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$298,287	\$297,785
02	Cost of independent audit (Same as Part A, Line 10)	\$694	\$192
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$298,287</b>	<b>\$297,785</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$297,785
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500501911D

Dear Vivoni:

This letter obligates \$384,356 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 5 0 1 9	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Hildamar Ortiz	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
210		0		0		210

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	966	966	966
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
<b>Vacant Unit Months</b>				
05	Units undergoing modernization	1,475	1,475	
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		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	0	0	
11	Units vacant and not categorized above	67		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		67	
15	<b>Total Unit Months</b>	<b>2,520</b>	<b>2,520</b>	<b>966</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			81

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$912,895	\$912,895

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$16.99	\$16.99
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$42,815	\$42,815

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$665	\$665
10	Cost of independent audit	\$157	\$576
11	Funding for resident participation activities	\$2,025	\$2,025
12	Asset management fee	\$10,080	\$10,080
13	Information technology fee	\$5,040	\$5,040
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$17,967</b>	<b>\$18,386</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$973,677</b>	<b>\$974,096</b>

**Part B. Formula Income**

01	PUM formula income	\$20.47	\$19.03
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$20.47	\$19.03
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$51,584</b>	<b>\$47,956</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$922,093	\$926,140
02	Cost of independent audit (Same as Part A, Line 10)	\$157	\$576
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$922,093</b>	<b>\$926,140</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$926,140
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500502011D

Dear Vivoni:

This letter obligates \$293,163 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 5 0 2 0	
<b>7. DUNS Number:</b> 142540090	<b>HUD Use Only</b>		<b>8. ROFO Code:</b> 0446
	<b>Financial Analyst:</b> Jesus r Gimenez		

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
175		0		0		175

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	2,078	2,078	2,078
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	22		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		22	
15	<b>Total Unit Months</b>	<b>2,100</b>	<b>2,100</b>	<b>2,078</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			173

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$760,746	\$760,746

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$38.42	\$38.42
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$80,682	\$80,682

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$313	\$480
11	Funding for resident participation activities	\$4,325	\$4,325
12	Asset management fee	\$8,400	\$8,400
13	Information technology fee	\$4,200	\$4,200
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$17,238</b>	<b>\$17,405</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$858,666</b>	<b>\$858,833</b>

**Part B. Formula Income**

01	PUM formula income	\$18.84	\$18.84
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$18.84	\$18.84
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$39,564</b>	<b>\$39,564</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$819,102	\$819,269
02	Cost of independent audit (Same as Part A, Line 10)	\$313	\$480
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$819,102</b>	<b>\$819,269</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$819,269
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500502111D

Dear Vivoni:

This letter obligates \$136,183 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 5 0 2 1	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
142540090	0446	Jesus r Gimenez	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
100		0		0		100

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,192	1,192	1,192
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	8		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		8	
15	<b>Total Unit Months</b>	<b>1,200</b>	<b>1,200</b>	<b>1,192</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$434,712	\$434,712

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$8.70	\$8.70
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$10,440	\$10,440

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$4,975	\$4,975
10	Cost of independent audit	\$579	\$274
11	Funding for resident participation activities	\$2,475	\$2,475
12	Asset management fee	\$4,800	\$4,800
13	Information technology fee	\$2,400	\$2,400
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$15,229</b>	<b>\$14,924</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$460,381</b>	<b>\$460,076</b>

**Part B. Formula Income**

01	PUM formula income	\$64.87	\$64.87
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$64.87	\$64.87
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$77,844</b>	<b>\$77,844</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$382,537	\$382,232
02	Cost of independent audit (Same as Part A, Line 10)	\$579	\$274
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$382,537</b>	<b>\$382,232</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$382,232
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500502211D

Dear Vivoni:

This letter obligates \$184,306 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 5 0 2 2	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446	<b>Financial Analyst:</b> Blanca E. Rosario Gonzalez	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
150		0		0		150

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,791	1,791	1,791
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	9		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		9	
15	<b>Total Unit Months</b>	<b>1,800</b>	<b>1,800</b>	<b>1,791</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			149

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$652,068	\$652,068

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$32.55	\$32.55
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$58,590	\$58,590

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$10,831	\$10,831
10	Cost of independent audit	\$193	\$412
11	Funding for resident participation activities	\$3,725	\$3,725
12	Asset management fee	\$7,200	\$7,200
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	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$25,549</b>	<b>\$25,768</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$736,207</b>	<b>\$736,426</b>

**Part B. Formula Income**

01	PUM formula income	\$41.25	\$41.25
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$41.25	\$41.25
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$74,250</b>	<b>\$74,250</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$661,957	\$662,176
02	Cost of independent audit (Same as Part A, Line 10)	\$193	\$412
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$661,957</b>	<b>\$662,176</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$662,176
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500502311D

Dear Vivoni:

This letter obligates \$189,108 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 5 0 2 3	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446	<b>Financial Analyst:</b> Jesus r Gimenez	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
110		0		0		110

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,309	1,309	1,309
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	11		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		11	
15	<b>Total Unit Months</b>	<b>1,320</b>	<b>1,320</b>	<b>1,309</b>
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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$478,183	\$478,183

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$17.61	\$17.61
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$23,245	\$23,245

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$630	\$301
11	Funding for resident participation activities	\$2,725	\$2,725
12	Asset management fee	\$5,280	\$5,280
13	Information technology fee	\$2,640	\$2,640
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$11,275</b>	<b>\$10,946</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$512,703</b>	<b>\$512,374</b>

**Part B. Formula Income**

01	PUM formula income	\$12.70	\$12.70
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$12.70	\$12.70
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$16,764</b>	<b>\$16,764</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$495,939	\$495,610
02	Cost of independent audit (Same as Part A, Line 10)	\$630	\$301
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$495,939</b>	<b>\$495,610</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$495,610
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500502411D

Dear Vivoni:

This letter obligates \$164,041 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 5 0 2 4	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
142540090	0446	Juan Marroig	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
150		0		0		150

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,737	1,737	1,737
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
<b>Vacant Unit Months</b>				
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		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	0	0	
11	Units vacant and not categorized above	51		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		51	
15	<b>Total Unit Months</b>	<b>1,800</b>	<b>1,800</b>	<b>1,737</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$652,068	\$652,068

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$26.62	\$26.62
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$47,916	\$47,916

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$14,333	\$14,333
10	Cost of independent audit	\$718	\$412
11	Funding for resident participation activities	\$3,625	\$3,625
12	Asset management fee	\$7,200	\$7,200
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	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$29,476</b>	<b>\$29,170</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$729,460</b>	<b>\$729,154</b>

**Part B. Formula Income**

01	PUM formula income	\$84.91	\$84.91
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$84.91	\$84.91
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$152,838</b>	<b>\$152,838</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$576,622	\$576,316
02	Cost of independent audit (Same as Part A, Line 10)	\$718	\$412
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$576,622</b>	<b>\$576,316</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$576,316
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500502511D

Dear Vivoni:

This letter obligates \$66,647 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 5 0 2 5	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Hildamar Ortiz	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
70		0		0		70

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	810	810	810
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	30		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		25	
15	<b>Total Unit Months</b>	<b>840</b>	<b>835</b>	<b>810</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$302,487	\$302,487

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$32.05	\$32.05
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$26,762	\$26,762

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$5,998	\$5,998
10	Cost of independent audit	\$920	\$192
11	Funding for resident participation activities	\$1,700	\$1,700
12	Asset management fee	\$3,360	\$3,360
13	Information technology fee	\$1,680	\$1,680
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$13,658</b>	<b>\$12,930</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$342,907</b>	<b>\$342,179</b>

**Part B. Formula Income**

01	PUM formula income	\$109.70	\$108.74
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$109.70	\$108.74
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$91,600</b>	<b>\$90,798</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$251,307	\$251,381
02	Cost of independent audit (Same as Part A, Line 10)	\$920	\$192
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$251,307</b>	<b>\$251,381</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$251,381
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500502611D

Dear Vivoni:

This letter obligates \$116,914 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 5 0 2 6	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Jesus r Gimenez	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
143		0		0		143

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,694	1,694	1,694
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
<b>Vacant Unit Months</b>				
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		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	0	0	
11	Units vacant and not categorized above	10		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		10	
15	<b>Total Unit Months</b>	<b>1,716</b>	<b>1,716</b>	<b>1,694</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$621,638	\$621,638

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$29.10	\$29.10
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$49,936	\$49,936

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$251	\$392
11	Funding for resident participation activities	\$3,525	\$3,525
12	Asset management fee	\$6,864	\$6,864
13	Information technology fee	\$3,432	\$3,432
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$14,072</b>	<b>\$14,213</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$685,646</b>	<b>\$685,787</b>

**Part B. Formula Income**

01	PUM formula income	\$100.35	\$100.35
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$100.35	\$100.35
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$172,201</b>	<b>\$172,201</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$513,445	\$513,586
02	Cost of independent audit (Same as Part A, Line 10)	\$251	\$392
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$513,445</b>	<b>\$513,586</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$513,586
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500502711D

Dear Vivoni:

This letter obligates \$146,973 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 5 0 2 7	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Blanca E. Rosario Gonzalez	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
124		0		0		124

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,340	1,340	1,340
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
<b>Vacant Unit Months</b>				
05	Units undergoing modernization	116	116	
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		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	0	0	
11	Units vacant and not categorized above	8		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		8	
15	<b>Total Unit Months</b>	<b>1,488</b>	<b>1,488</b>	<b>1,340</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$539,043	\$539,043

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$63.24	\$63.24
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$94,101	\$94,101

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$4,944	\$4,944
10	Cost of independent audit	\$338	\$340
11	Funding for resident participation activities	\$2,800	\$2,800
12	Asset management fee	\$5,952	\$5,952
13	Information technology fee	\$2,976	\$2,976
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$17,010</b>	<b>\$17,012</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$650,154</b>	<b>\$650,156</b>

**Part B. Formula Income**

01	PUM formula income	\$57.66	\$57.41
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$57.66	\$57.41
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$85,798</b>	<b>\$85,426</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$564,356	\$564,730
02	Cost of independent audit (Same as Part A, Line 10)	\$338	\$340
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$564,356</b>	<b>\$564,730</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$564,730
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500502811D

Dear Vivoni:

This letter obligates \$36,421 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 5 0 2 8	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446	<b>Financial Analyst:</b> Nilsa E. Negron	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
324		0		0		324

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,882	1,882	1,882
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
<b>Vacant Unit Months</b>				
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	3	3	
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	0	0	
11	Units vacant and not categorized above	2,003		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		117	
15	<b>Total Unit Months</b>	<b>3,888</b>	<b>2,002</b>	<b>1,882</b>
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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,408,467	\$725,245

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$140.29	\$140.29
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$545,448	\$280,861

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$659	\$889
11	Funding for resident participation activities	\$3,925	\$3,925
12	Asset management fee	\$15,552	\$15,552
13	Information technology fee	\$7,776	\$7,776
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$27,912</b>	<b>\$28,142</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,981,827</b>	<b>\$1,034,248</b>

**Part B. Formula Income**

01	PUM formula income	\$26.64	\$26.67
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$26.64	\$26.67
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$103,576</b>	<b>\$53,393</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$1,878,251	\$980,855
02	Cost of independent audit (Same as Part A, Line 10)	\$659	\$889
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$1,878,251</b>	<b>\$980,855</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$980,855
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500502911D

Dear Vivoni:

This letter obligates \$683,444 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 5 0 2 9	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
142540090	0446	Juan O. Rodriguez	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
504		0		0		504

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	5,649	5,649	5,649
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	399		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		181	
15	<b>Total Unit Months</b>	<b>6,048</b>	<b>5,830</b>	<b>5,649</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			471

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$2,111,976	\$2,111,976

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$15.93	\$15.93
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$92,872	\$92,872

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$2,651	\$2,651
10	Cost of independent audit	\$588	\$1,383
11	Funding for resident participation activities	\$11,775	\$11,775
12	Asset management fee	\$24,192	\$24,192
13	Information technology fee	\$12,096	\$12,096
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$51,302</b>	<b>\$52,097</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$2,256,150</b>	<b>\$2,256,945</b>

**Part B. Formula Income**

01	PUM formula income	\$6.85	\$6.45
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$6.85	\$6.45
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$39,936</b>	<b>\$37,604</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$2,216,214	\$2,219,341
02	Cost of independent audit (Same as Part A, Line 10)	\$588	\$1,383
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$2,216,214</b>	<b>\$2,219,341</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$2,219,341
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500503011D

Dear Vivoni:

This letter obligates \$51,610 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 5 0 3 0	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446	<b>Financial Analyst:</b> Luis Machargo	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
50		0		0		50

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	592	592	592
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	8		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		8	
15	<b>Total Unit Months</b>	<b>600</b>	<b>600</b>	<b>592</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$217,356	\$217,356

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$38.80	\$38.80
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$23,280	\$23,280

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$176	\$137
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	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$5,001</b>	<b>\$4,962</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$245,637</b>	<b>\$245,598</b>

**Part B. Formula Income**

01	PUM formula income	\$105.22	\$105.22
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$105.22	\$105.22
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$63,132</b>	<b>\$63,132</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$182,505	\$182,466
02	Cost of independent audit (Same as Part A, Line 10)	\$176	\$137
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$182,505</b>	<b>\$182,466</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$182,466
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500600111D

Dear Vivoni:

This letter obligates \$117,227 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b> Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
<b>4. ACC Number:</b> ACCPR-43		<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	
<b>7. DUNS Number:</b> 142540090		<b>8. ROFO Code:</b> 0446	
<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____		<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 6 0 0 1	
		<b>Financial Analyst:</b> JUAN MANUEL RIVERA JONES	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
160		0		0		160

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,902	1,902	1,902
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
<b>Vacant Unit Months</b>				
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		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	0	0	
11	Units vacant and not categorized above	6		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		6	
15	<b>Total Unit Months</b>	<b>1,920</b>	<b>1,920</b>	<b>1,902</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			159

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$695,539	\$695,539

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$22.88	\$22.88
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$43,930	\$43,930

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$5,762	\$5,762
10	Cost of independent audit	\$463	\$439
11	Funding for resident participation activities	\$3,975	\$3,975
12	Asset management fee	\$7,680	\$7,680
13	Information technology fee	\$3,840	\$3,840
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$21,720</b>	<b>\$21,696</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$761,189</b>	<b>\$761,165</b>

**Part B. Formula Income**

01	PUM formula income	\$78.33	\$78.29
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$78.33	\$78.29
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$150,394</b>	<b>\$150,317</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$610,795	\$610,848
02	Cost of independent audit (Same as Part A, Line 10)	\$463	\$439
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$610,795</b>	<b>\$610,848</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$610,848
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500600211D

Dear Vivoni:

This letter obligates \$64,291 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b> Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
<b>4. ACC Number:</b> ACCPR-43		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30		<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 6 0 0 2	
<b>7. DUNS Number:</b> 142540090		<b>8. ROFO Code:</b> 0446	
		<b>Financial Analyst:</b> Nilsa E. Negron	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
100		0		0		100

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	0		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		0	
15	<b>Total Unit Months</b>	<b>1,200</b>	<b>1,200</b>	<b>1,200</b>
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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$434,712	\$434,712

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$21.39	\$21.39
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$25,668	\$25,668

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$7,346	\$7,346
10	Cost of independent audit	\$463	\$274
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	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$17,509</b>	<b>\$17,320</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$477,889</b>	<b>\$477,700</b>

**Part B. Formula Income**

01	PUM formula income	\$72.91	\$72.91
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$72.91	\$72.91
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$87,492</b>	<b>\$87,492</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$390,397	\$390,208
02	Cost of independent audit (Same as Part A, Line 10)	\$463	\$274
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$390,397</b>	<b>\$390,208</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$390,208
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500600311D

Dear Vivoni:

This letter obligates \$110,678 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 6 0 0 3	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Nilsa E. Negron	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
60		0		0		60

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	720	720	720
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	0		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		0	
15	<b>Total Unit Months</b>	<b>720</b>	<b>720</b>	<b>720</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			60

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$260,827	\$260,827

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$3.44	\$3.44
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$2,477	\$2,477

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$116	\$165
11	Funding for resident participation activities	\$1,500	\$1,500
12	Asset management fee	\$2,880	\$2,880
13	Information technology fee	\$1,440	\$1,440
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$5,936</b>	<b>\$5,985</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$269,240</b>	<b>\$269,289</b>

**Part B. Formula Income**

01	PUM formula income	\$11.12	\$11.12
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$11.12	\$11.12
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$8,006</b>	<b>\$8,006</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$261,234	\$261,283
02	Cost of independent audit (Same as Part A, Line 10)	\$116	\$165
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$261,234</b>	<b>\$261,283</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$261,283
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500600411D

Dear Vivoni:

This letter obligates \$389,667 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 6 0 0 4	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446	<b>Financial Analyst:</b> Yvonne Gonzalez Lamadrid	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
280		0		0		280

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	3,330	3,330	3,330
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
<b>Vacant Unit Months</b>				
05	Units undergoing modernization	0	0	
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		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	0	0	
11	Units vacant and not categorized above	6		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		6	
15	<b>Total Unit Months</b>	<b>3,360</b>	<b>3,360</b>	<b>3,330</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			278

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,217,194	\$1,217,194

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$12.65	\$12.65
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$42,504	\$42,504

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$8,288	\$8,288
10	Cost of independent audit	\$213	\$768
11	Funding for resident participation activities	\$6,950	\$6,950
12	Asset management fee	\$13,440	\$13,440
13	Information technology fee	\$6,720	\$6,720
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$35,611</b>	<b>\$36,166</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,295,309</b>	<b>\$1,295,864</b>

**Part B. Formula Income**

01	PUM formula income	\$35.27	\$35.27
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$35.27	\$35.27
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$118,507</b>	<b>\$118,507</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$1,176,802	\$1,177,357
02	Cost of independent audit (Same as Part A, Line 10)	\$213	\$768
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$1,176,802</b>	<b>\$1,177,357</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$1,177,357
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500600511D

Dear Vivoni:

This letter obligates \$295,417 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 6 0 0 5	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Hildamar Ortiz	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
250		0		0		250

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,643	1,643	1,643
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
<b>Vacant Unit Months</b>				
05	Units undergoing modernization	1,344	1,344	
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	0	0	
11	Units vacant and not categorized above	13		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		13	
15	<b>Total Unit Months</b>	<b>3,000</b>	<b>3,000</b>	<b>1,643</b>
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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,086,780	\$1,086,780

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$5.59	\$5.59
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$16,770	\$16,770

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$5,194	\$5,194
10	Cost of independent audit	\$694	\$686
11	Funding for resident participation activities	\$3,425	\$3,425
12	Asset management fee	\$12,000	\$12,000
13	Information technology fee	\$6,000	\$6,000
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$27,313</b>	<b>\$27,305</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,130,863</b>	<b>\$1,130,855</b>

**Part B. Formula Income**

01	PUM formula income	\$46.22	\$46.75
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$46.22	\$46.75
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$138,660</b>	<b>\$140,250</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$992,203	\$990,605
02	Cost of independent audit (Same as Part A, Line 10)	\$694	\$686
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$992,203</b>	<b>\$990,605</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$990,605
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500600611D

Dear Vivoni:

This letter obligates \$192,375 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 6 0 0 6	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Robert Lugo	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
83		0		0		83

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	994	994	994
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	2		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		2	
15	<b>Total Unit Months</b>	<b>996</b>	<b>996</b>	<b>994</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			83

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$360,811	\$360,811

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$10.14	\$10.14
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$10,099	\$10,099

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$2,296	\$2,296
10	Cost of independent audit	\$315	\$228
11	Funding for resident participation activities	\$2,075	\$2,075
12	Asset management fee	\$3,984	\$3,984
13	Information technology fee	\$1,992	\$1,992
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$10,662</b>	<b>\$10,575</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$381,572</b>	<b>\$381,485</b>

**Part B. Formula Income**

01	PUM formula income	\$0.00	\$45.15
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$0.00	\$45.15
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$0</b>	<b>\$44,969</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$381,572	\$336,516
02	Cost of independent audit (Same as Part A, Line 10)	\$315	\$228
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$381,572</b>	<b>\$336,516</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$336,516
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500600711D

Dear Vivoni:

This letter obligates \$300,334 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 6 0 0 7	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Hildamar Ortiz	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
170		40		0		210

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	2,073	2,073	2,073
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	42		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	405		

**Calculations Based on Unit Months:**

14	Limited vacancies		42	
15	<b>Total Unit Months</b>	<b>2,520</b>	<b>2,115</b>	<b>2,073</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			173

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$766,180	\$766,180

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$24.50	\$24.50
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$51,818	\$51,818

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$6,937	\$6,937
10	Cost of independent audit	\$690	\$576
11	Funding for resident participation activities	\$4,325	\$4,325
12	Asset management fee	\$10,080	\$10,080
13	Information technology fee	\$5,040	\$5,040
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$27,072</b>	<b>\$26,958</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$845,070</b>	<b>\$844,956</b>

**Part B. Formula Income**

01	PUM formula income	\$53.03	\$53.03
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$53.03	\$53.03
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$112,158</b>	<b>\$112,158</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$732,912	\$732,798
02	Cost of independent audit (Same as Part A, Line 10)	\$690	\$576
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$732,912</b>	<b>\$732,798</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$732,798
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500600811D

Dear Vivoni:

This letter obligates \$142,105 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 6 0 0 8	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Hildamar Ortiz	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
124		0		0		124

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,078	1,078	1,078
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
<b>Vacant Unit Months</b>				
05	Units undergoing modernization	383	383	
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	0	0	
11	Units vacant and not categorized above	27		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		27	
15	<b>Total Unit Months</b>	<b>1,488</b>	<b>1,488</b>	<b>1,078</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			90

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$539,043	\$539,043

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$17.61	\$17.61
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$26,204	\$26,204

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$1,382	\$1,382
10	Cost of independent audit	\$503	\$340
11	Funding for resident participation activities	\$2,250	\$2,250
12	Asset management fee	\$5,952	\$5,952
13	Information technology fee	\$2,976	\$2,976
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$13,063</b>	<b>\$12,900</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$578,310</b>	<b>\$578,147</b>

**Part B. Formula Income**

01	PUM formula income	\$58.00	\$58.33
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$58.00	\$58.33
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$86,304</b>	<b>\$86,795</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$492,006	\$491,352
02	Cost of independent audit (Same as Part A, Line 10)	\$503	\$340
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$492,006</b>	<b>\$491,352</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$491,352
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500600911D

Dear Vivoni:

This letter obligates \$8,001 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b> Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
<b>4. ACC Number:</b> ACCPR-43		<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	
<b>7. DUNS Number:</b> 142540090		<b>8. ROFO Code:</b> 0446	
<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____		<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 6 0 0 9	
		<b>Financial Analyst:</b> JUAN MANUEL RIVERA JONES	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
70		0		0		70

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	825	825	825
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
<b>Vacant Unit Months</b>				
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		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	0	0	
11	Units vacant and not categorized above	3		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		3	
15	<b>Total Unit Months</b>	<b>840</b>	<b>840</b>	<b>825</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			69

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$304,298	\$304,298

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$8.53	\$8.53
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$7,165	\$7,165

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$6,867	\$6,867
10	Cost of independent audit	\$192	\$192
11	Funding for resident participation activities	\$1,725	\$1,725
12	Asset management fee	\$3,360	\$3,360
13	Information technology fee	\$1,680	\$1,680
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$13,824</b>	<b>\$13,824</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$325,287</b>	<b>\$325,287</b>

**Part B. Formula Income**

01	PUM formula income	\$128.25	\$127.94
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$128.25	\$127.94
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$107,730</b>	<b>\$107,470</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$217,557	\$217,817
02	Cost of independent audit (Same as Part A, Line 10)	\$192	\$192
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$217,557</b>	<b>\$217,817</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$217,817
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500601011D

Dear Vivoni:

This letter obligates \$0 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 6 0 1 0	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Nilsa E. Negron	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
12		0		3		9

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	126	126	126
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	0		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		0	
15	<b>Total Unit Months</b>	<b>126</b>	<b>126</b>	<b>126</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$45,645	\$45,645

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$115.31	\$115.31
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$14,529	\$14,529

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$227	\$25
11	Funding for resident participation activities	\$275	\$275
12	Asset management fee	\$504	\$504
13	Information technology fee	\$252	\$252
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$1,258</b>	<b>\$1,056</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$61,432</b>	<b>\$61,230</b>

**Part B. Formula Income**

01	PUM formula income	\$717.70	\$717.70
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$717.70	\$717.70
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$90,430</b>	<b>\$90,430</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	(\$28,998)	(\$29,200)
02	Cost of independent audit (Same as Part A, Line 10)	\$227	\$25
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$227</b>	<b>\$25</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$25
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500601111D

Dear Vivoni:

This letter obligates \$21,071 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 6 0 1 1	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446	<b>Financial Analyst:</b> Jesus r Gimenez	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
120		0		0		120

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
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	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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	4		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		4	
15	<b>Total Unit Months</b>	<b>1,440</b>	<b>1,440</b>	<b>1,436</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$521,654	\$521,654

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$34.18	\$34.18
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$49,219	\$49,219

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$6,236	\$6,236
10	Cost of independent audit	\$1,046	\$329
11	Funding for resident participation activities	\$3,000	\$3,000
12	Asset management fee	\$5,760	\$5,760
13	Information technology fee	\$2,880	\$2,880
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$18,922</b>	<b>\$18,205</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$589,795</b>	<b>\$589,078</b>

**Part B. Formula Income**

01	PUM formula income	\$92.92	\$92.92
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$92.92	\$92.92
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$133,805</b>	<b>\$133,805</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$455,990	\$455,273
02	Cost of independent audit (Same as Part A, Line 10)	\$1,046	\$329
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$455,990</b>	<b>\$455,273</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$455,273
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500601211D

Dear Vivoni:

This letter obligates \$39,601 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 6 0 1 2	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Juan Marroig	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
150		0		0		150

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,789	1,789	1,789
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	11		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		11	
15	<b>Total Unit Months</b>	<b>1,800</b>	<b>1,800</b>	<b>1,789</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			149

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$652,068	\$652,068

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$15.29	\$15.29
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$27,522	\$27,522

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$336	\$412
11	Funding for resident participation activities	\$3,725	\$3,725
12	Asset management fee	\$7,200	\$7,200
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	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$14,861</b>	<b>\$14,937</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$694,451</b>	<b>\$694,527</b>

**Part B. Formula Income**

01	PUM formula income	\$96.82	\$96.71
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$96.82	\$96.71
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$174,276</b>	<b>\$174,078</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$520,175	\$520,449
02	Cost of independent audit (Same as Part A, Line 10)	\$336	\$412
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$520,175</b>	<b>\$520,449</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$520,449
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500601311D

Dear Vivoni:

This letter obligates \$0 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 6 0 1 3	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Luis Machargo	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
88		0		0		88

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,056	1,056	1,056
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	0		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		0	
15	<b>Total Unit Months</b>	<b>1,056</b>	<b>1,056</b>	<b>1,056</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$382,547	\$382,547

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$17.09	\$17.09
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$18,047	\$18,047

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$17,707	\$17,707
10	Cost of independent audit	\$1,157	\$241
11	Funding for resident participation activities	\$2,200	\$2,200
12	Asset management fee	\$4,224	\$4,224
13	Information technology fee	\$2,112	\$2,112
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$27,400</b>	<b>\$26,484</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$427,994</b>	<b>\$427,078</b>

**Part B. Formula Income**

01	PUM formula income	\$199.94	\$199.94
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$199.94	\$199.94
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$211,137</b>	<b>\$211,137</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$216,857	\$215,941
02	Cost of independent audit (Same as Part A, Line 10)	\$1,157	\$241
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$216,857</b>	<b>\$215,941</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$215,941
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500601411D

Dear Vivoni:

This letter obligates \$217,409 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 6 0 1 4	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Blanca E. Rosario Gonzalez	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
150		0		0		150

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,799	1,799	1,799
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	1		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		1	
15	<b>Total Unit Months</b>	<b>1,800</b>	<b>1,800</b>	<b>1,799</b>
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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$652,068	\$652,068

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$14.21	\$14.21
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$25,578	\$25,578

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$361	\$361
10	Cost of independent audit	\$561	\$412
11	Funding for resident participation activities	\$3,750	\$3,750
12	Asset management fee	\$7,200	\$7,200
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	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$15,472</b>	<b>\$15,323</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$693,118</b>	<b>\$692,969</b>

**Part B. Formula Income**

01	PUM formula income	\$0.00	\$11.10
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$0.00	\$11.10
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$0</b>	<b>\$19,980</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$693,118	\$672,989
02	Cost of independent audit (Same as Part A, Line 10)	\$561	\$412
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$693,118</b>	<b>\$672,989</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$672,989
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500601511D

Dear Vivoni:

This letter obligates \$173,968 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 6 0 1 5	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
142540090	0446	Juan Marroig	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
119		0		0		119

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
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	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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	3		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		3	
15	<b>Total Unit Months</b>	<b>1,428</b>	<b>1,428</b>	<b>1,425</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			119

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$517,307	\$517,307

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$25.43	\$25.43
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$36,314	\$36,314

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$241	\$241
11	Funding for resident participation activities	\$2,975	\$2,975
12	Asset management fee	\$5,712	\$5,712
13	Information technology fee	\$2,856	\$2,856
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$11,784</b>	<b>\$11,784</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$565,405</b>	<b>\$565,405</b>

**Part B. Formula Income**

01	PUM formula income	\$6.86	\$6.86
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$6.86	\$6.86
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$9,796</b>	<b>\$9,796</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$555,609	\$555,609
02	Cost of independent audit (Same as Part A, Line 10)	\$241	\$241
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$555,609</b>	<b>\$555,609</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$555,609
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500601611D

Dear Vivoni:

This letter obligates \$216,947 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input type="checkbox"/> Original <input checked="" type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 6 0 1 6	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Juan Marroig	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
146		0		0		146

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,748	1,748	1,748
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	4		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		4	
15	<b>Total Unit Months</b>	<b>1,752</b>	<b>1,752</b>	<b>1,748</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			146

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$634,680	\$634,680

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$20.50	\$20.50
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$35,916	\$35,916

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$2,115	\$2,115
10	Cost of independent audit	\$204	\$401
11	Funding for resident participation activities	\$3,650	\$3,650
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	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$16,481</b>	<b>\$16,678</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$687,077</b>	<b>\$687,274</b>

**Part B. Formula Income**

01	PUM formula income	\$16.30	\$16.30
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$16.30	\$16.30
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$28,558</b>	<b>\$28,558</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$658,519	\$658,716
02	Cost of independent audit (Same as Part A, Line 10)	\$204	\$401
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$658,519</b>	<b>\$658,716</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$658,716
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500601711D

Dear Vivoni:

This letter obligates \$450,455 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b> Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
<b>4. ACC Number:</b> ACCPR-43		<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	
<b>7. DUNS Number:</b> 142540090		<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 6 0 1 7	
<b>8. ROFO Code:</b> 0446		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
		<b>Financial Analyst:</b> PEDRO PARES	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
298		0		0		298

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	3,548	3,548	3,548
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	28		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		28	
15	<b>Total Unit Months</b>	<b>3,576</b>	<b>3,576</b>	<b>3,548</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			296

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,295,442	\$1,295,442

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$30.24	\$30.24
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$108,138	\$108,138

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$1,008	\$1,008
10	Cost of independent audit	\$231	\$818
11	Funding for resident participation activities	\$7,400	\$7,400
12	Asset management fee	\$14,304	\$14,304
13	Information technology fee	\$7,152	\$7,152
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$30,095</b>	<b>\$30,682</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,433,675</b>	<b>\$1,434,262</b>

**Part B. Formula Income**

01	PUM formula income	\$12.26	\$12.26
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$12.26	\$12.26
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$43,842</b>	<b>\$43,842</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$1,389,833	\$1,390,420
02	Cost of independent audit (Same as Part A, Line 10)	\$231	\$818
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$1,389,833</b>	<b>\$1,390,420</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$1,390,420
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500601811D

Dear Vivoni:

This letter obligates \$233,964 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 6 0 1 8	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Hildamar Ortiz	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
200		0		0		200

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	2,388	2,388	2,388
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	12		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		12	
15	<b>Total Unit Months</b>	<b>2,400</b>	<b>2,400</b>	<b>2,388</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			199

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$869,424	\$869,424

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$29.76	\$29.76
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$71,424	\$71,424

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$2,679	\$2,679
10	Cost of independent audit	\$389	\$549
11	Funding for resident participation activities	\$4,975	\$4,975
12	Asset management fee	\$9,600	\$9,600
13	Information technology fee	\$4,800	\$4,800
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$22,443</b>	<b>\$22,603</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$963,291</b>	<b>\$963,451</b>

**Part B. Formula Income**

01	PUM formula income	\$24.06	\$24.06
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$24.06	\$24.06
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$57,744</b>	<b>\$57,744</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$905,547	\$905,707
02	Cost of independent audit (Same as Part A, Line 10)	\$389	\$549
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$905,547</b>	<b>\$905,707</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$905,707
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500601911D

Dear Vivoni:

This letter obligates \$17,049 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 6 0 1 9	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	JUAN MANUEL RIVERA JONES	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
100		0		0		100

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,176	1,176	1,176
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
<b>Vacant Unit Months</b>				
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		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	0	0	
11	Units vacant and not categorized above	12		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		12	
15	<b>Total Unit Months</b>	<b>1,200</b>	<b>1,200</b>	<b>1,176</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$434,712	\$434,712

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$15.90	\$15.90
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$19,080	\$19,080

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$370	\$274
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	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$10,020</b>	<b>\$9,924</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$463,812</b>	<b>\$463,716</b>

**Part B. Formula Income**

01	PUM formula income	\$104.11	\$104.11
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$104.11	\$104.11
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$124,932</b>	<b>\$124,932</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$338,880	\$338,784
02	Cost of independent audit (Same as Part A, Line 10)	\$370	\$274
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$338,880</b>	<b>\$338,784</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$338,784
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500602011D

Dear Vivoni:

This letter obligates \$26,269 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input type="checkbox"/> Original <input checked="" type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 6 0 2 0	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Luis Machargo	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
50		0		0		50

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	585	585	585
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
<b>Vacant Unit Months</b>				
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		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	0	0	
11	Units vacant and not categorized above	3		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		3	
15	<b>Total Unit Months</b>	<b>600</b>	<b>600</b>	<b>585</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$217,356	\$217,356

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$32.47	\$32.47
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$19,482	\$19,482

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$2,202	\$2,202
10	Cost of independent audit	\$181	\$137
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	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$7,208</b>	<b>\$7,164</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$244,046</b>	<b>\$244,002</b>

**Part B. Formula Income**

01	PUM formula income	\$75.32	\$75.19
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$75.32	\$75.19
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$45,192</b>	<b>\$45,114</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$198,854	\$198,888
02	Cost of independent audit (Same as Part A, Line 10)	\$181	\$137
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$198,854</b>	<b>\$198,888</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$198,888
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500602111D

Dear Vivoni:

This letter obligates \$128,998 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 6 0 2 1	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Yvonne Gonzalez Lamadrid	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
100		0		0		100

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,193	1,193	1,193
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	7		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		7	
15	<b>Total Unit Months</b>	<b>1,200</b>	<b>1,200</b>	<b>1,193</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$434,712	\$434,712

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$19.79	\$19.79
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$23,748	\$23,748

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$231	\$274
11	Funding for resident participation activities	\$2,475	\$2,475
12	Asset management fee	\$4,800	\$4,800
13	Information technology fee	\$2,400	\$2,400
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$9,906</b>	<b>\$9,949</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$468,366</b>	<b>\$468,409</b>

**Part B. Formula Income**

01	PUM formula income	\$24.02	\$24.02
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$24.02	\$24.02
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$28,824</b>	<b>\$28,824</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$439,542	\$439,585
02	Cost of independent audit (Same as Part A, Line 10)	\$231	\$274
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$439,542</b>	<b>\$439,585</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$439,585
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500602211D

Dear Vivoni:

This letter obligates \$82,118 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 6 0 2 2	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
142540090	0446	Luis Machargo	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
100		0		0		100

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	4		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		4	
15	<b>Total Unit Months</b>	<b>1,200</b>	<b>1,200</b>	<b>1,196</b>
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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$434,712	\$434,712

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$25.43	\$25.43
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$30,516	\$30,516

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$2,230	\$2,230
10	Cost of independent audit	\$370	\$274
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	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$12,300</b>	<b>\$12,204</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$477,528</b>	<b>\$477,432</b>

**Part B. Formula Income**

01	PUM formula income	\$52.02	\$51.97
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$52.02	\$51.97
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$62,424</b>	<b>\$62,364</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$415,104	\$415,068
02	Cost of independent audit (Same as Part A, Line 10)	\$370	\$274
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$415,104</b>	<b>\$415,068</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$415,068
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500602311D

Dear Vivoni:

This letter obligates \$28,993 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 6 0 2 3	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Jesus r Gimenez	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
44		0		0		44

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
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	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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	0		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		0	
15	<b>Total Unit Months</b>	<b>528</b>	<b>528</b>	<b>528</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$191,273	\$191,273

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$23.09	\$23.09
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$12,192	\$12,192

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$2,844	\$2,844
10	Cost of independent audit	\$5,121	\$121
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	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$12,233</b>	<b>\$7,233</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$215,698</b>	<b>\$210,698</b>

**Part B. Formula Income**

01	PUM formula income	\$91.68	\$91.68
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$91.68	\$91.68
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$48,407</b>	<b>\$48,407</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$167,291	\$162,291
02	Cost of independent audit (Same as Part A, Line 10)	\$5,121	\$121
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$167,291</b>	<b>\$162,291</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$162,291
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500602411D

Dear Vivoni:

This letter obligates \$104,981 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 6 0 2 4	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446	<b>Financial Analyst:</b> Blanca E. Rosario Gonzalez	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
74		0		0		74

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	886	886	886
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	2		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		2	
15	<b>Total Unit Months</b>	<b>888</b>	<b>888</b>	<b>886</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			74

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$321,687	\$321,687

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$22.75	\$22.75
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$20,202	\$20,202

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$250	\$203
11	Funding for resident participation activities	\$1,850	\$1,850
12	Asset management fee	\$3,552	\$3,552
13	Information technology fee	\$1,776	\$1,776
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$7,428</b>	<b>\$7,381</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$349,317</b>	<b>\$349,270</b>

**Part B. Formula Income**

01	PUM formula income	\$25.94	\$26.00
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$25.94	\$26.00
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$23,035</b>	<b>\$23,088</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$326,282	\$326,182
02	Cost of independent audit (Same as Part A, Line 10)	\$250	\$203
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$326,282</b>	<b>\$326,182</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$326,182
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500602511D

Dear Vivoni:

This letter obligates \$111,121 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 6 0 2 5	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446	<b>Financial Analyst:</b> Robert Lugo	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
80		0		0		80

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	958	958	958
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	2		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		2	
15	<b>Total Unit Months</b>	<b>960</b>	<b>960</b>	<b>958</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			80

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$347,770	\$347,770

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$22.77	\$22.77
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$21,859	\$21,859

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$3,466	\$3,466
10	Cost of independent audit	\$556	\$219
11	Funding for resident participation activities	\$2,000	\$2,000
12	Asset management fee	\$3,840	\$3,840
13	Information technology fee	\$1,920	\$1,920
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$11,782</b>	<b>\$11,445</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$381,411</b>	<b>\$381,074</b>

**Part B. Formula Income**

01	PUM formula income	\$52.25	\$52.25
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$52.25	\$52.25
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$50,160</b>	<b>\$50,160</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$331,251	\$330,914
02	Cost of independent audit (Same as Part A, Line 10)	\$556	\$219
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$331,251</b>	<b>\$330,914</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$330,914
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500602611D

Dear Vivoni:

This letter obligates \$41,896 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 6 0 2 6	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Yvonne Gonzalez Lamadrid	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
70		0		0		70

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	838	838	838
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	2		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		2	
15	<b>Total Unit Months</b>	<b>840</b>	<b>840</b>	<b>838</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			70

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$304,298	\$304,298

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$21.15	\$21.15
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$17,766	\$17,766

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$232	\$192
11	Funding for resident participation activities	\$1,750	\$1,750
12	Asset management fee	\$3,360	\$3,360
13	Information technology fee	\$1,680	\$1,680
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$7,022</b>	<b>\$6,982</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$329,086</b>	<b>\$329,046</b>

**Part B. Formula Income**

01	PUM formula income	\$80.49	\$80.59
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$80.49	\$80.59
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$67,612</b>	<b>\$67,696</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$261,474	\$261,350
02	Cost of independent audit (Same as Part A, Line 10)	\$232	\$192
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$261,474</b>	<b>\$261,350</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$261,350
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500602711D

Dear Vivoni:

This letter obligates \$47,885 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 6 0 2 7	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446	<b>Financial Analyst:</b> Juan Marroig	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
50		0		0		50

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	586	586	586
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
<b>Vacant Unit Months</b>				
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		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	0	0	
11	Units vacant and not categorized above	2		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		2	
15	<b>Total Unit Months</b>	<b>600</b>	<b>600</b>	<b>586</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$217,356	\$217,356

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$12.61	\$12.61
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$7,566	\$7,566

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$263	\$263
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	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$5,088</b>	<b>\$5,088</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$230,010</b>	<b>\$230,010</b>

**Part B. Formula Income**

01	PUM formula income	\$64.47	\$64.47
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$64.47	\$64.47
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$38,682</b>	<b>\$38,682</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$191,328	\$191,328
02	Cost of independent audit (Same as Part A, Line 10)	\$263	\$263
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$191,328</b>	<b>\$191,328</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$191,328
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500602811D

Dear Vivoni:

This letter obligates \$47,550 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 6 0 2 8	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	PEDRO PARES	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
100		0		0		100

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	979	979	979
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
<b>Vacant Unit Months</b>				
05	Units undergoing modernization	209	209	
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		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	0	0	
11	Units vacant and not categorized above	0		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		0	
15	<b>Total Unit Months</b>	<b>1,200</b>	<b>1,200</b>	<b>979</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$434,712	\$434,712

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$7.81	\$7.81
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$9,372	\$9,372

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$4,788	\$4,788
10	Cost of independent audit	\$164	\$274
11	Funding for resident participation activities	\$2,050	\$2,050
12	Asset management fee	\$4,800	\$4,800
13	Information technology fee	\$2,400	\$2,400
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$14,202</b>	<b>\$14,312</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$458,286</b>	<b>\$458,396</b>

**Part B. Formula Income**

01	PUM formula income	\$108.67	\$108.67
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$108.67	\$108.67
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$130,404</b>	<b>\$130,404</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$327,882	\$327,992
02	Cost of independent audit (Same as Part A, Line 10)	\$164	\$274
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$327,882</b>	<b>\$327,992</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$327,992
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500602911D

Dear Vivoni:

This letter obligates \$117,814 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b> Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
<b>4. ACC Number:</b> ACCPR-43		<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	
<b>7. DUNS Number:</b> 142540090		<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 6 0 2 9	
<b>8. ROFO Code:</b> 0446		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
		<b>Financial Analyst:</b> Yvonne Gonzalez Lamadrid	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
92		0		0		92

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,090	1,090	1,090
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
<b>Vacant Unit Months</b>				
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		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	0	0	
11	Units vacant and not categorized above	2		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		2	
15	<b>Total Unit Months</b>	<b>1,104</b>	<b>1,104</b>	<b>1,090</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$399,935	\$399,935

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$14.69	\$14.69
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$16,218	\$16,218

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$162	\$252
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	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$9,061</b>	<b>\$9,151</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$425,214</b>	<b>\$425,304</b>

**Part B. Formula Income**

01	PUM formula income	\$0.00	\$19.99
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$0.00	\$19.99
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$0</b>	<b>\$22,069</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$425,214	\$403,235
02	Cost of independent audit (Same as Part A, Line 10)	\$162	\$252
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$425,214</b>	<b>\$403,235</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$403,235
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500603011D

Dear Vivoni:

This letter obligates \$119,164 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 6 0 3 0	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	JUAN MANUEL RIVERA JONES	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
110		0		0		110

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,303	1,303	1,303
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
<b>Vacant Unit Months</b>				
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		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	0	0	
11	Units vacant and not categorized above	5		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		5	
15	<b>Total Unit Months</b>	<b>1,320</b>	<b>1,320</b>	<b>1,303</b>
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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$478,183	\$478,183

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$23.55	\$23.55
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$31,086	\$31,086

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$394	\$302
11	Funding for resident participation activities	\$2,725	\$2,725
12	Asset management fee	\$5,280	\$5,280
13	Information technology fee	\$2,640	\$2,640
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$11,039</b>	<b>\$10,947</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$520,308</b>	<b>\$520,216</b>

**Part B. Formula Income**

01	PUM formula income	\$43.96	\$44.10
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$43.96	\$44.10
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$58,027</b>	<b>\$58,212</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$462,281	\$462,004
02	Cost of independent audit (Same as Part A, Line 10)	\$394	\$302
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$462,281</b>	<b>\$462,004</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$462,004
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500603111D

Dear Vivoni:

This letter obligates \$76,054 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 6 0 3 1	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
142540090	0446	Juan Marroig	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
100		0		0		100

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
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	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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	6		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		6	
15	<b>Total Unit Months</b>	<b>1,200</b>	<b>1,200</b>	<b>1,194</b>
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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$434,712	\$434,712

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$48.28	\$48.28
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$57,936	\$57,936

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$6,465	\$6,465
10	Cost of independent audit	\$324	\$274
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	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$16,489</b>	<b>\$16,439</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$509,137</b>	<b>\$509,087</b>

**Part B. Formula Income**

01	PUM formula income	\$72.45	\$72.45
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$72.45	\$72.45
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$86,940</b>	<b>\$86,940</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$422,197	\$422,147
02	Cost of independent audit (Same as Part A, Line 10)	\$324	\$274
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$422,197</b>	<b>\$422,147</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$422,147
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500603211D

Dear Vivoni:

This letter obligates \$105,336 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 6 0 3 2	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Robert Lugo	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
95		0		0		95

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,137	1,137	1,137
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	3		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		3	
15	<b>Total Unit Months</b>	<b>1,140</b>	<b>1,140</b>	<b>1,137</b>
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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$412,976	\$412,976

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$10.20	\$10.20
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$11,628	\$11,628

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$750	\$261
11	Funding for resident participation activities	\$2,375	\$2,375
12	Asset management fee	\$4,560	\$4,560
13	Information technology fee	\$2,280	\$2,280
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$9,965</b>	<b>\$9,476</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$434,569</b>	<b>\$434,080</b>

**Part B. Formula Income**

01	PUM formula income	\$69.08	\$69.08
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$69.08	\$69.08
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$78,751</b>	<b>\$78,751</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$355,818	\$355,329
02	Cost of independent audit (Same as Part A, Line 10)	\$750	\$261
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$355,818</b>	<b>\$355,329</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$355,329
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500603311D

Dear Vivoni:

This letter obligates \$51,972 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 6 0 3 3	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
142540090	0446	PEDRO PARES	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
27		0		4		23

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	316	316	316
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	0		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		0	
15	<b>Total Unit Months</b>	<b>316</b>	<b>316</b>	<b>316</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$114,474	\$114,474

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$89.72	\$89.72
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$28,352	\$28,352

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$194	\$63
11	Funding for resident participation activities	\$650	\$650
12	Asset management fee	\$1,264	\$1,264
13	Information technology fee	\$632	\$632
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$2,740</b>	<b>\$2,609</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$145,566</b>	<b>\$145,435</b>

**Part B. Formula Income**

01	PUM formula income	\$101.55	\$101.55
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$101.55	\$101.55
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$32,090</b>	<b>\$32,090</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$113,476	\$113,345
02	Cost of independent audit (Same as Part A, Line 10)	\$194	\$63
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$113,476</b>	<b>\$113,345</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$113,345
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500603411D

Dear Vivoni:

This letter obligates \$115,691 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 6 0 3 4	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446	<b>Financial Analyst:</b> JUAN MANUEL RIVERA JONES	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
134		0		0		134

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,577	1,577	1,577
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	31		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		31	
15	<b>Total Unit Months</b>	<b>1,608</b>	<b>1,608</b>	<b>1,577</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			131

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$582,514	\$582,514

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$20.74	\$20.74
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$33,350	\$33,350

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$3,859	\$3,859
10	Cost of independent audit	\$526	\$368
11	Funding for resident participation activities	\$3,275	\$3,275
12	Asset management fee	\$6,432	\$6,432
13	Information technology fee	\$3,216	\$3,216
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$17,308</b>	<b>\$17,150</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$633,172</b>	<b>\$633,014</b>

**Part B. Formula Income**

01	PUM formula income	\$57.32	\$57.32
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$57.32	\$57.32
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$92,171</b>	<b>\$92,171</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$541,001	\$540,843
02	Cost of independent audit (Same as Part A, Line 10)	\$526	\$368
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$541,001</b>	<b>\$540,843</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$540,843
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500603511D

Dear Vivoni:

This letter obligates \$0 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b> Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
<b>4. ACC Number:</b> ACCPR-43		<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	
<b>7. DUNS Number:</b> 142540090		<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 6 0 3 5	
<b>8. ROFO Code:</b> 0446		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
		<b>Financial Analyst:</b> Juan O. Rodriguez	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
100		0		0		100

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	865	865	865
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
<b>Vacant Unit Months</b>				
05	Units undergoing modernization	335	335	
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	0	0	
11	Units vacant and not categorized above	0		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		0	
15	<b>Total Unit Months</b>	<b>1,200</b>	<b>1,200</b>	<b>865</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$434,712	\$434,712

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$14.69	\$14.69
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$17,628	\$17,628

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$1,866	\$1,866
10	Cost of independent audit	\$185	\$274
11	Funding for resident participation activities	\$1,800	\$1,800
12	Asset management fee	\$4,800	\$4,800
13	Information technology fee	\$2,400	\$2,400
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$11,051</b>	<b>\$11,140</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$463,391</b>	<b>\$463,480</b>

**Part B. Formula Income**

01	PUM formula income	\$265.66	\$265.66
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$265.66	\$265.66
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$318,792</b>	<b>\$318,792</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$144,599	\$144,688
02	Cost of independent audit (Same as Part A, Line 10)	\$185	\$274
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$144,599</b>	<b>\$144,688</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$144,688
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500700111D

Dear Vivoni:

This letter obligates \$52,124 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b> Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
<b>4. ACC Number:</b> ACCPR-43		<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	
<b>7. DUNS Number:</b> 142540090		<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 7 0 0 1	
<b>8. ROFO Code:</b> 0446		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
		<b>Financial Analyst:</b> JUAN MANUEL RIVERA JONES	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
150		0		0		150

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,779	1,779	1,779
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
<b>Vacant Unit Months</b>				
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		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	0	0	
11	Units vacant and not categorized above	9		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		9	
15	<b>Total Unit Months</b>	<b>1,800</b>	<b>1,800</b>	<b>1,779</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			148

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$652,068	\$652,068

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$22.15	\$22.15
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$39,870	\$39,870

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$7,886	\$7,886
10	Cost of independent audit	\$842	\$412
11	Funding for resident participation activities	\$3,700	\$3,700
12	Asset management fee	\$7,200	\$7,200
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	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$23,228</b>	<b>\$22,798</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$715,166</b>	<b>\$714,736</b>

**Part B. Formula Income**

01	PUM formula income	\$113.83	\$113.77
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$113.83	\$113.77
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$204,894</b>	<b>\$204,786</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$510,272	\$509,950
02	Cost of independent audit (Same as Part A, Line 10)	\$842	\$412
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$510,272</b>	<b>\$509,950</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$509,950
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500700211D

Dear Vivoni:

This letter obligates \$386,301 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 7 0 0 2	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	PEDRO PARES	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
260		0		0		260

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	3,117	3,117	3,117
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	3		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		3	
15	<b>Total Unit Months</b>	<b>3,120</b>	<b>3,120</b>	<b>3,117</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			260

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,130,251	\$1,130,251

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$21.62	\$21.62
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$67,454	\$67,454

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$890	\$890
10	Cost of independent audit	\$162	\$713
11	Funding for resident participation activities	\$6,500	\$6,500
12	Asset management fee	\$12,480	\$12,480
13	Information technology fee	\$6,240	\$6,240
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$26,272</b>	<b>\$26,823</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,223,977</b>	<b>\$1,224,528</b>

**Part B. Formula Income**

01	PUM formula income	\$5.89	\$5.89
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$5.89	\$5.89
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$18,377</b>	<b>\$18,377</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$1,205,600	\$1,206,151
02	Cost of independent audit (Same as Part A, Line 10)	\$162	\$713
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$1,205,600</b>	<b>\$1,206,151</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$1,206,151
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500700311D

Dear Vivoni:

This letter obligates \$196,640 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 7 0 0 3	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Juan O. Rodriguez	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
150		0		0		150

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,752	1,752	1,752
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	48		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		48	
15	<b>Total Unit Months</b>	<b>1,800</b>	<b>1,800</b>	<b>1,752</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			146

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$652,068	\$652,068

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$21.59	\$21.59
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$38,862	\$38,862

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$3,937	\$3,937
10	Cost of independent audit	\$116	\$412
11	Funding for resident participation activities	\$3,650	\$3,650
12	Asset management fee	\$7,200	\$7,200
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	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$18,503</b>	<b>\$18,799</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$709,433</b>	<b>\$709,729</b>

**Part B. Formula Income**

01	PUM formula income	\$41.09	\$41.09
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$41.09	\$41.09
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$73,962</b>	<b>\$73,962</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$635,471	\$635,767
02	Cost of independent audit (Same as Part A, Line 10)	\$116	\$412
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$635,471</b>	<b>\$635,767</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$635,767
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500700411D

Dear Vivoni:

This letter obligates \$76,769 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 7 0 0 4	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Hildamar Ortiz	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
200		0		0		200

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,573	1,573	1,573
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
<b>Vacant Unit Months</b>				
05	Units undergoing modernization	827	827	
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	0	0	
11	Units vacant and not categorized above	0		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		0	
15	<b>Total Unit Months</b>	<b>2,400</b>	<b>2,400</b>	<b>1,573</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			131

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$869,424	\$869,424

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$10.44	\$10.44
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$25,056	\$25,056

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$13,718	\$13,718
10	Cost of independent audit	\$694	\$549
11	Funding for resident participation activities	\$3,275	\$3,275
12	Asset management fee	\$9,600	\$9,600
13	Information technology fee	\$4,800	\$4,800
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$32,087</b>	<b>\$31,942</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$926,567</b>	<b>\$926,422</b>

**Part B. Formula Income**

01	PUM formula income	\$104.31	\$104.31
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$104.31	\$104.31
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$250,344</b>	<b>\$250,344</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$676,223	\$676,078
02	Cost of independent audit (Same as Part A, Line 10)	\$694	\$549
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$676,223</b>	<b>\$676,078</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$676,078
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500700511D

Dear Vivoni:

This letter obligates \$146,944 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 7 0 0 5	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446	<b>Financial Analyst:</b> LINDA HAIGLER	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
187		0		0		187

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
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
<b>Vacant Unit Months</b>				
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		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	0	0	
11	Units vacant and not categorized above	0		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		0	
15	<b>Total Unit Months</b>	<b>2,244</b>	<b>2,244</b>	<b>2,232</b>
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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$812,911	\$812,911

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$23.01	\$23.01
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$51,634	\$51,634

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$455	\$455
10	Cost of independent audit	\$667	\$513
11	Funding for resident participation activities	\$4,650	\$4,650
12	Asset management fee	\$8,976	\$8,976
13	Information technology fee	\$4,488	\$4,488
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$19,236</b>	<b>\$19,082</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$883,781</b>	<b>\$883,627</b>

**Part B. Formula Income**

01	PUM formula income	\$90.66	\$90.66
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$90.66	\$90.66
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$203,441</b>	<b>\$203,441</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$680,340	\$680,186
02	Cost of independent audit (Same as Part A, Line 10)	\$667	\$513
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$680,340</b>	<b>\$680,186</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$680,186
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500700611D

Dear Vivoni:

This letter obligates \$177,860 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 7 0 0 6	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446	<b>Financial Analyst:</b> Juan Marroig	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
148		0		0		148

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,752	1,752	1,752
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
<b>Vacant Unit Months</b>				
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		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	0	0	
11	Units vacant and not categorized above	12		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		12	
15	<b>Total Unit Months</b>	<b>1,776</b>	<b>1,776</b>	<b>1,752</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			146

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$643,374	\$643,374

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$15.31	\$15.31
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$27,191	\$27,191

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$185	\$406
11	Funding for resident participation activities	\$3,650	\$3,650
12	Asset management fee	\$7,104	\$7,104
13	Information technology fee	\$3,552	\$3,552
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$14,491</b>	<b>\$14,712</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$685,056</b>	<b>\$685,277</b>

**Part B. Formula Income**

01	PUM formula income	\$22.85	\$22.85
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$22.85	\$22.85
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$40,582</b>	<b>\$40,582</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$644,474	\$644,695
02	Cost of independent audit (Same as Part A, Line 10)	\$185	\$406
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$644,474</b>	<b>\$644,695</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$644,695
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500700711D

Dear Vivoni:

This letter obligates \$0 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 7 0 0 7	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Hildamar Ortiz	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
100		0		0		100

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	826	826	826
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
<b>Vacant Unit Months</b>				
05	Units undergoing modernization	372	372	
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	0	0	
11	Units vacant and not categorized above	2		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		2	
15	<b>Total Unit Months</b>	<b>1,200</b>	<b>1,200</b>	<b>826</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			69

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$434,712	\$434,712

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$20.69	\$20.69
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$24,828	\$24,828

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$13,204	\$13,204
10	Cost of independent audit	\$463	\$274
11	Funding for resident participation activities	\$1,725	\$1,725
12	Asset management fee	\$4,800	\$4,800
13	Information technology fee	\$2,400	\$2,400
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$22,592</b>	<b>\$22,403</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$482,132</b>	<b>\$481,943</b>

**Part B. Formula Income**

01	PUM formula income	\$207.55	\$207.55
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$207.55	\$207.55
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$249,060</b>	<b>\$249,060</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$233,072	\$232,883
02	Cost of independent audit (Same as Part A, Line 10)	\$463	\$274
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$233,072</b>	<b>\$232,883</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$232,883
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500700811D

Dear Vivoni:

This letter obligates \$49,700 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 7 0 0 8	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Nilsa E. Negron	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
73		0		0		73

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	875	875	875
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	1		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		1	
15	<b>Total Unit Months</b>	<b>876</b>	<b>876</b>	<b>875</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$317,340	\$317,340

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$23.81	\$23.81
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$20,858	\$20,858

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$329	\$200
11	Funding for resident participation activities	\$1,825	\$1,825
12	Asset management fee	\$3,504	\$3,504
13	Information technology fee	\$1,752	\$1,752
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$7,410</b>	<b>\$7,281</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$345,608</b>	<b>\$345,479</b>

**Part B. Formula Income**

01	PUM formula income	\$88.22	\$88.22
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$88.22	\$88.22
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$77,281</b>	<b>\$77,281</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$268,327	\$268,198
02	Cost of independent audit (Same as Part A, Line 10)	\$329	\$200
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$268,327</b>	<b>\$268,198</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$268,198
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500700911D

Dear Vivoni:

This letter obligates \$0 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 7 0 0 9	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Juan O. Rodriguez	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
140		0		0		140

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,666	1,666	1,666
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
<b>Vacant Unit Months</b>				
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		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	0	0	
11	Units vacant and not categorized above	2		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		2	
15	<b>Total Unit Months</b>	<b>1,680</b>	<b>1,680</b>	<b>1,666</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$608,597	\$608,597

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$26.44	\$26.44
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$44,419	\$44,419

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$37,172	\$37,172
10	Cost of independent audit	\$1,179	\$384
11	Funding for resident participation activities	\$3,475	\$3,475
12	Asset management fee	\$6,720	\$6,720
13	Information technology fee	\$3,360	\$3,360
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$51,906</b>	<b>\$51,111</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$704,922</b>	<b>\$704,127</b>

**Part B. Formula Income**

01	PUM formula income	\$3,287.45	\$276.25
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$3,287.45	\$276.25
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$5,522,916</b>	<b>\$464,100</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	(\$4,817,994)	\$240,027
02	Cost of independent audit (Same as Part A, Line 10)	\$1,179	\$384
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$1,179</b>	<b>\$240,027</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$240,027
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500701011D

Dear Vivoni:

This letter obligates \$0 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b> Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
<b>4. ACC Number:</b> ACCPR-43		<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	
<b>7. DUNS Number:</b> 142540090		<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 7 0 1 0	
<b>8. ROFO Code:</b> 0446		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
		<b>Financial Analyst:</b> Juan Marroig	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
144		0		0		144

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,722	1,722	1,722
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	6		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		6	
15	<b>Total Unit Months</b>	<b>1,728</b>	<b>1,728</b>	<b>1,728</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			144

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$625,985	\$625,985

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$27.21	\$27.21
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$47,019	\$47,019

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$3,933	\$3,933
10	Cost of independent audit	\$162	\$395
11	Funding for resident participation activities	\$3,600	\$3,600
12	Asset management fee	\$6,912	\$6,912
13	Information technology fee	\$3,456	\$3,456
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$18,063</b>	<b>\$18,296</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$691,067</b>	<b>\$691,300</b>

**Part B. Formula Income**

01	PUM formula income	\$337.71	\$337.71
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$337.71	\$337.71
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$583,563</b>	<b>\$583,563</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$107,504	\$107,737
02	Cost of independent audit (Same as Part A, Line 10)	\$162	\$395
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$107,504</b>	<b>\$107,737</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$107,737
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500701111D

Dear Vivoni:

This letter obligates \$0 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 7 0 1 1	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446	<b>Financial Analyst:</b> LINDA HAIGLER	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
97		0		0		97

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,151	1,151	1,151
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	13		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		13	
15	<b>Total Unit Months</b>	<b>1,164</b>	<b>1,164</b>	<b>1,151</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			96

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$421,671	\$421,671

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$2.51	\$1.17
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$2,922	\$1,362

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$18,020	\$18,020
10	Cost of independent audit	\$360	\$266
11	Funding for resident participation activities	\$2,400	\$2,400
12	Asset management fee	\$4,656	\$4,656
13	Information technology fee	\$2,328	\$2,328
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$27,764</b>	<b>\$27,670</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$452,357</b>	<b>\$450,703</b>

**Part B. Formula Income**

01	PUM formula income	\$201.41	\$201.41
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$201.41	\$201.41
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$234,441</b>	<b>\$234,441</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$217,916	\$216,262
02	Cost of independent audit (Same as Part A, Line 10)	\$360	\$266
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$217,916</b>	<b>\$216,262</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$216,262
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500800111D

Dear Vivoni:

This letter obligates \$0 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 8 0 0 1	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Juan O. Rodriguez	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
160		0		0		160

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,919	1,919	1,919
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	1		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		1	
15	<b>Total Unit Months</b>	<b>1,920</b>	<b>1,920</b>	<b>1,919</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			160

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$695,539	\$695,539

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$18.79	\$18.79
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$36,077	\$36,077

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$9,407	\$9,407
10	Cost of independent audit	\$889	\$439
11	Funding for resident participation activities	\$4,000	\$4,000
12	Asset management fee	\$7,680	\$7,680
13	Information technology fee	\$3,840	\$3,840
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$25,816</b>	<b>\$25,366</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$757,432</b>	<b>\$756,982</b>

**Part B. Formula Income**

01	PUM formula income	\$143.66	\$143.66
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$143.66	\$143.66
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$275,827</b>	<b>\$275,827</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$481,605	\$481,155
02	Cost of independent audit (Same as Part A, Line 10)	\$889	\$439
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$481,605</b>	<b>\$481,155</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$481,155
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500800311D

Dear Vivoni:

This letter obligates \$127,279 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 8 0 0 3	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446	<b>Financial Analyst:</b> JUAN MANUEL RIVERA JONES	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
156		0		0		156

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
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	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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	6		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		6	
15	<b>Total Unit Months</b>	<b>1,872</b>	<b>1,872</b>	<b>1,866</b>
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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$678,151	\$678,151

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$28.16	\$28.16
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$52,716	\$52,716

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$5,751	\$5,751
10	Cost of independent audit	\$281	\$428
11	Funding for resident participation activities	\$3,900	\$3,900
12	Asset management fee	\$7,488	\$7,488
13	Information technology fee	\$3,744	\$3,744
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$21,164</b>	<b>\$21,311</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$752,031</b>	<b>\$752,178</b>

**Part B. Formula Income**

01	PUM formula income	\$79.35	\$79.31
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$79.35	\$79.31
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$148,543</b>	<b>\$148,468</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$603,488	\$603,710
02	Cost of independent audit (Same as Part A, Line 10)	\$281	\$428
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$603,488</b>	<b>\$603,710</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$603,710
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500800411D

Dear Vivoni:

This letter obligates \$94,998 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 8 0 0 4	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Luis Machargo	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
64		0		0		64

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	765	765	765
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	3		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		3	
15	<b>Total Unit Months</b>	<b>768</b>	<b>768</b>	<b>765</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			64

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$278,216	\$278,216

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$41.83	\$41.83
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$32,125	\$32,125

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$220	\$220
10	Cost of independent audit	\$556	\$176
11	Funding for resident participation activities	\$1,600	\$1,600
12	Asset management fee	\$3,072	\$3,072
13	Information technology fee	\$1,536	\$1,536
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$6,984</b>	<b>\$6,604</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$317,325</b>	<b>\$316,945</b>

**Part B. Formula Income**

01	PUM formula income	\$31.30	\$31.30
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$31.30	\$31.30
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$24,038</b>	<b>\$24,038</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$293,287	\$292,907
02	Cost of independent audit (Same as Part A, Line 10)	\$556	\$176
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$293,287</b>	<b>\$292,907</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$292,907
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500800511D

Dear Vivoni:

This letter obligates \$26,548 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 8 0 0 5	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Jenniffer Rodriguez-Rivera	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
55		0		0		55

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	659	659	659
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	1		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		1	
15	<b>Total Unit Months</b>	<b>660</b>	<b>660</b>	<b>659</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$239,092	\$239,092

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$8.23	\$8.23
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$5,432	\$5,432

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$705	\$705
10	Cost of independent audit	\$739	\$151
11	Funding for resident participation activities	\$1,375	\$1,375
12	Asset management fee	\$2,640	\$2,640
13	Information technology fee	\$1,320	\$1,320
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$6,779</b>	<b>\$6,191</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$251,303</b>	<b>\$250,715</b>

**Part B. Formula Income**

01	PUM formula income	\$107.00	\$107.00
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$107.00	\$107.00
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$70,620</b>	<b>\$70,620</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$180,683	\$180,095
02	Cost of independent audit (Same as Part A, Line 10)	\$739	\$151
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$180,683</b>	<b>\$180,095</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$180,095
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500800611D

Dear Vivoni:

This letter obligates \$0 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 8 0 0 6	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Robert Lugo	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
54		0		0		54

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	645	645	645
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	3		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		3	
15	<b>Total Unit Months</b>	<b>648</b>	<b>648</b>	<b>645</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$234,744	\$234,744

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$27.64	\$27.64
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$17,911	\$17,911

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$5,584	\$5,584
10	Cost of independent audit	\$324	\$148
11	Funding for resident participation activities	\$1,350	\$1,350
12	Asset management fee	\$2,592	\$2,592
13	Information technology fee	\$1,296	\$1,296
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$11,146</b>	<b>\$10,970</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$263,801</b>	<b>\$263,625</b>

**Part B. Formula Income**

01	PUM formula income	\$162.66	\$162.66
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$162.66	\$162.66
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$105,404</b>	<b>\$105,404</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$158,397	\$158,221
02	Cost of independent audit (Same as Part A, Line 10)	\$324	\$148
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$158,397</b>	<b>\$158,221</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$158,221
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500800711D

Dear Vivoni:

This letter obligates \$727,407 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 8 0 0 7	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
142540090	0446	Blanca E. Rosario Gonzalez	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
476		0		0		476

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	5,668	5,668	5,668
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	44		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		44	
15	<b>Total Unit Months</b>	<b>5,712</b>	<b>5,712</b>	<b>5,668</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			472

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$2,069,229	\$2,069,229

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$23.31	\$23.31
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$133,147	\$133,147

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$419	\$1,306
11	Funding for resident participation activities	\$11,800	\$11,800
12	Asset management fee	\$22,848	\$22,848
13	Information technology fee	\$11,424	\$11,424
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$46,491</b>	<b>\$47,378</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$2,248,867</b>	<b>\$2,249,754</b>

**Part B. Formula Income**

01	PUM formula income	\$5.36	\$5.36
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$5.36	\$5.36
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$30,616</b>	<b>\$30,616</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$2,218,251	\$2,219,138
02	Cost of independent audit (Same as Part A, Line 10)	\$419	\$1,306
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$2,218,251</b>	<b>\$2,219,138</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$2,219,138
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500800811D

Dear Vivoni:

This letter obligates \$502,744 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 8 0 0 8	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Yvonne Gonzalez Lamadrid	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
300		0		0		300

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	3,573	3,573	3,573
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	27		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		27	
15	<b>Total Unit Months</b>	<b>3,600</b>	<b>3,600</b>	<b>3,573</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			298

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,304,136	\$1,304,136

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$27.66	\$27.66
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$99,576	\$99,576

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$185	\$823
11	Funding for resident participation activities	\$7,450	\$7,450
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	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$29,235</b>	<b>\$29,873</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,432,947</b>	<b>\$1,433,585</b>

**Part B. Formula Income**

01	PUM formula income	\$13.87	\$13.87
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$13.87	\$13.87
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$49,932</b>	<b>\$49,932</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$1,383,015	\$1,383,653
02	Cost of independent audit (Same as Part A, Line 10)	\$185	\$823
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$1,383,015</b>	<b>\$1,383,653</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$1,383,653
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500800911D

Dear Vivoni:

This letter obligates \$477,491 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 8 0 0 9	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Luis Machargo	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
300		0		0		300

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	3,573	3,573	3,573
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
<b>Vacant Unit Months</b>				
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		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	0	0	
11	Units vacant and not categorized above	15		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		15	
15	<b>Total Unit Months</b>	<b>3,600</b>	<b>3,600</b>	<b>3,573</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			298

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,304,136	\$1,304,136

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$27.76	\$27.76
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$99,936	\$99,936

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$176	\$823
11	Funding for resident participation activities	\$7,450	\$7,450
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	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$29,226</b>	<b>\$29,873</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,433,298</b>	<b>\$1,433,945</b>

**Part B. Formula Income**

01	PUM formula income	\$8.61	\$8.64
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$8.61	\$8.64
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$30,996</b>	<b>\$31,104</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$1,402,302	\$1,402,841
02	Cost of independent audit (Same as Part A, Line 10)	\$176	\$823
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$1,402,302</b>	<b>\$1,402,841</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$1,402,841
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500801011D

Dear Vivoni:

This letter obligates \$159,141 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 8 0 1 0	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	JUAN MANUEL RIVERA JONES	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
140		0		0		140

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,675	1,675	1,675
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	5		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		5	
15	<b>Total Unit Months</b>	<b>1,680</b>	<b>1,680</b>	<b>1,675</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			140

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$608,597	\$608,597

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$37.48	\$37.48
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$62,966	\$62,966

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$10,433	\$10,433
10	Cost of independent audit	\$231	\$384
11	Funding for resident participation activities	\$3,500	\$3,500
12	Asset management fee	\$6,720	\$6,720
13	Information technology fee	\$3,360	\$3,360
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$24,244</b>	<b>\$24,397</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$695,807</b>	<b>\$695,960</b>

**Part B. Formula Income**

01	PUM formula income	\$69.21	\$69.17
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$69.21	\$69.17
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$116,273</b>	<b>\$116,206</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$579,534	\$579,754
02	Cost of independent audit (Same as Part A, Line 10)	\$231	\$384
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$579,534</b>	<b>\$579,754</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$579,754
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500801211D

Dear Vivoni:

This letter obligates \$173,458 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 8 0 1 2	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446	<b>Financial Analyst:</b> Jesus r Gimenez	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
142		0		0		142

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,701	1,701	1,701
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
<b>Vacant Unit Months</b>				
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	2	2	
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	0	0	
11	Units vacant and not categorized above	1		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		1	
15	<b>Total Unit Months</b>	<b>1,704</b>	<b>1,704</b>	<b>1,701</b>
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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$617,291	\$617,291

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$30.87	\$30.87
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$52,602	\$52,602

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$5,338	\$5,338
10	Cost of independent audit	\$347	\$390
11	Funding for resident participation activities	\$3,550	\$3,550
12	Asset management fee	\$6,816	\$6,816
13	Information technology fee	\$3,408	\$3,408
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$19,459</b>	<b>\$19,502</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$689,352</b>	<b>\$689,395</b>

**Part B. Formula Income**

01	PUM formula income	\$43.61	\$43.61
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$43.61	\$43.61
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$74,311</b>	<b>\$74,311</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$615,041	\$615,084
02	Cost of independent audit (Same as Part A, Line 10)	\$347	\$390
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$615,041</b>	<b>\$615,084</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$615,084
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500801311D

Dear Vivoni:

This letter obligates \$353,983 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 8 0 1 3	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Yvonne Gonzalez Lamadrid	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
200		0		0		200

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	2,388	2,388	2,388
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	12		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		12	
15	<b>Total Unit Months</b>	<b>2,400</b>	<b>2,400</b>	<b>2,388</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			199

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$869,424	\$869,424

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$21.41	\$21.41
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$51,384	\$51,384

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$108	\$549
11	Funding for resident participation activities	\$4,975	\$4,975
12	Asset management fee	\$9,600	\$9,600
13	Information technology fee	\$4,800	\$4,800
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$19,483</b>	<b>\$19,924</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$940,291</b>	<b>\$940,732</b>

**Part B. Formula Income**

01	PUM formula income	\$3.90	\$3.90
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$3.90	\$3.90
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$9,360</b>	<b>\$9,360</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$930,931	\$931,372
02	Cost of independent audit (Same as Part A, Line 10)	\$108	\$549
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$930,931</b>	<b>\$931,372</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$931,372
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500801411D

Dear Vivoni:

This letter obligates \$0 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 8 0 1 4	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446	<b>Financial Analyst:</b> LINDA HAIGLER	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
268		0		0		268

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	3,176	3,176	3,176
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
<b>Vacant Unit Months</b>				
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		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	0	0	
11	Units vacant and not categorized above	28		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		28	
15	<b>Total Unit Months</b>	<b>3,216</b>	<b>3,216</b>	<b>3,176</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			265

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,165,028	\$1,165,028

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$17.86	\$17.86
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$57,438	\$57,438

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$54,578	\$54,578
10	Cost of independent audit	\$1,912	\$735
11	Funding for resident participation activities	\$6,625	\$6,625
12	Asset management fee	\$12,864	\$12,864
13	Information technology fee	\$6,432	\$6,432
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$82,411</b>	<b>\$81,234</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,304,877</b>	<b>\$1,303,700</b>

**Part B. Formula Income**

01	PUM formula income	\$194.95	\$194.83
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$194.95	\$194.83
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$626,959</b>	<b>\$626,573</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$677,918	\$677,127
02	Cost of independent audit (Same as Part A, Line 10)	\$1,912	\$735
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$677,918</b>	<b>\$677,127</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$677,127
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500801511D

Dear Vivoni:

This letter obligates \$340,472 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 8 0 1 5	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	PEDRO PARES	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
252		0		0		252

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	3,003	3,003	3,003
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	21		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		21	
15	<b>Total Unit Months</b>	<b>3,024</b>	<b>3,024</b>	<b>3,003</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			250

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,095,474	\$1,095,474

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$31.89	\$31.89
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$96,435	\$96,435

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$162	\$692
11	Funding for resident participation activities	\$6,250	\$6,250
12	Asset management fee	\$12,096	\$12,096
13	Information technology fee	\$6,048	\$6,048
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$24,556</b>	<b>\$25,086</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,216,465</b>	<b>\$1,216,995</b>

**Part B. Formula Income**

01	PUM formula income	\$14.52	\$14.52
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$14.52	\$14.52
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$43,908</b>	<b>\$43,908</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$1,172,557	\$1,173,087
02	Cost of independent audit (Same as Part A, Line 10)	\$162	\$692
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$1,172,557</b>	<b>\$1,173,087</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$1,173,087
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500801611D

Dear Vivoni:

This letter obligates \$336,053 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 8 0 1 6	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446	<b>Financial Analyst:</b> Yvonne Gonzalez Lamadrid	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
274		0		0		274

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,559	1,559	1,559
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
<b>Vacant Unit Months</b>				
05	Units undergoing modernization	1,702	1,702	
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		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	0	0	
11	Units vacant and not categorized above	3		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		3	
15	<b>Total Unit Months</b>	<b>3,288</b>	<b>3,288</b>	<b>1,559</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,191,111	\$1,191,111

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$16.91	\$16.91
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$55,600	\$55,600

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$811	\$811
10	Cost of independent audit	\$259	\$752
11	Funding for resident participation activities	\$3,250	\$3,250
12	Asset management fee	\$13,152	\$13,152
13	Information technology fee	\$6,576	\$6,576
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$24,048</b>	<b>\$24,541</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,270,759</b>	<b>\$1,271,252</b>

**Part B. Formula Income**

01	PUM formula income	\$25.50	\$26.22
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$25.50	\$26.22
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$83,844</b>	<b>\$86,211</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$1,186,915	\$1,185,041
02	Cost of independent audit (Same as Part A, Line 10)	\$259	\$752
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$1,186,915</b>	<b>\$1,185,041</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$1,185,041
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500801711D

Dear Vivoni:

This letter obligates \$147,229 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 8 0 1 7	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Blanca E. Rosario Gonzalez	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
124		0		0		124

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,484	1,484	1,484
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	4		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		4	
15	<b>Total Unit Months</b>	<b>1,488</b>	<b>1,488</b>	<b>1,484</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			124

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$539,043	\$539,043

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$31.95	\$31.95
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$47,542	\$47,542

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$5,880	\$5,880
10	Cost of independent audit	\$248	\$340
11	Funding for resident participation activities	\$3,100	\$3,100
12	Asset management fee	\$5,952	\$5,952
13	Information technology fee	\$2,976	\$2,976
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$18,156</b>	<b>\$18,248</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$604,741</b>	<b>\$604,833</b>

**Part B. Formula Income**

01	PUM formula income	\$56.05	\$56.01
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$56.05	\$56.01
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$83,402</b>	<b>\$83,343</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$521,339	\$521,490
02	Cost of independent audit (Same as Part A, Line 10)	\$248	\$340
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$521,339</b>	<b>\$521,490</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$521,490
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500801811D

Dear Vivoni:

This letter obligates \$397,711 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 8 0 1 8	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446	<b>Financial Analyst:</b> Hildamar Ortiz	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
300		0		0		300

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	2,975	2,975	2,975
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
<b>Vacant Unit Months</b>				
05	Units undergoing modernization	234	234	
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	0	0	
11	Units vacant and not categorized above	391		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		108	
15	<b>Total Unit Months</b>	<b>3,600</b>	<b>3,317</b>	<b>2,975</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			248

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,201,616	\$1,201,616

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$9.53	\$9.53
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$31,611	\$31,611

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$275	\$823
11	Funding for resident participation activities	\$6,200	\$6,200
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	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$28,075</b>	<b>\$28,623</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,261,302</b>	<b>\$1,261,850</b>

**Part B. Formula Income**

01	PUM formula income	\$9.51	\$9.01
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$9.51	\$9.01
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$31,545</b>	<b>\$29,886</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$1,229,757	\$1,231,964
02	Cost of independent audit (Same as Part A, Line 10)	\$275	\$823
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$1,229,757</b>	<b>\$1,231,964</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$1,231,964
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500802011D

Dear Vivoni:

This letter obligates \$252,762 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 8 0 2 0	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446	<b>Financial Analyst:</b> PEDRO PARES	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
185		0		0		185

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	2,213	2,213	2,213
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	0	0	0
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	7		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		7	
15	<b>Total Unit Months</b>	<b>2,220</b>	<b>2,220</b>	<b>2,213</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			184

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$804,217	\$804,217

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$21.18	\$21.18
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$47,020	\$47,020

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$7,035	\$7,035
10	Cost of independent audit	\$458	\$508
11	Funding for resident participation activities	\$4,600	\$4,600
12	Asset management fee	\$8,880	\$8,880
13	Information technology fee	\$4,440	\$4,440
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$25,413</b>	<b>\$25,463</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$876,650</b>	<b>\$876,700</b>

**Part B. Formula Income**

01	PUM formula income	\$37.51	\$37.51
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$37.51	\$37.51
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$83,272</b>	<b>\$83,272</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$793,378	\$793,428
02	Cost of independent audit (Same as Part A, Line 10)	\$458	\$508
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$793,378</b>	<b>\$793,428</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$793,428
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500802111D

Dear Vivoni:

This letter obligates \$236,192 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 8 0 2 1	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	LINDA HAIGLER	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
200		0		0		200

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	2,383	2,383	2,383
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
<b>Vacant Unit Months</b>				
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	10	10	
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	0	0	
11	Units vacant and not categorized above	7		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		7	
15	<b>Total Unit Months</b>	<b>2,400</b>	<b>2,400</b>	<b>2,383</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			199

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$869,424	\$869,424

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$16.29	\$16.29
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$39,096	\$39,096

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$2,437	\$2,437
10	Cost of independent audit	\$301	\$549
11	Funding for resident participation activities	\$4,975	\$4,975
12	Asset management fee	\$9,600	\$9,600
13	Information technology fee	\$4,800	\$4,800
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$22,113</b>	<b>\$22,361</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$930,633</b>	<b>\$930,881</b>

**Part B. Formula Income**

01	PUM formula income	\$38.05	\$38.04
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$38.05	\$38.04
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$91,320</b>	<b>\$91,296</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$839,313	\$839,585
02	Cost of independent audit (Same as Part A, Line 10)	\$301	\$549
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$839,313</b>	<b>\$839,585</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$839,585
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500802211D

Dear Vivoni:

This letter obligates \$220,968 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b> Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
<b>4. ACC Number:</b> ACCPR-43		<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	
<b>7. DUNS Number:</b> 142540090		<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 8 0 2 2	
<b>8. ROFO Code:</b> 0446		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
		<b>Financial Analyst:</b> Luis Machargo	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
145		0		0		145

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,730	1,730	1,730
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	10		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		10	
15	<b>Total Unit Months</b>	<b>1,740</b>	<b>1,740</b>	<b>1,730</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			144

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$630,332	\$630,332

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$19.69	\$19.69
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$34,261	\$34,261

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$6,457	\$6,457
10	Cost of independent audit	\$370	\$398
11	Funding for resident participation activities	\$3,600	\$3,600
12	Asset management fee	\$6,960	\$6,960
13	Information technology fee	\$3,480	\$3,480
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$20,867</b>	<b>\$20,895</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$685,460</b>	<b>\$685,488</b>

**Part B. Formula Income**

01	PUM formula income	\$51.98	\$51.98
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$51.98	\$51.98
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$90,445</b>	<b>\$90,445</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$595,015	\$595,043
02	Cost of independent audit (Same as Part A, Line 10)	\$370	\$398
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$595,015</b>	<b>\$595,043</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$595,043
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500802311D

Dear Vivoni:

This letter obligates \$60,744 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 8 0 2 3	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446	<b>Financial Analyst:</b> Blanca E. Rosario Gonzalez	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
74		0		0		74

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	875	875	875
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
<b>Vacant Unit Months</b>				
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		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	0	0	
11	Units vacant and not categorized above	1		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		1	
15	<b>Total Unit Months</b>	<b>888</b>	<b>888</b>	<b>875</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$321,687	\$321,687

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$28.20	\$28.20
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$25,042	\$25,042

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$429	\$429
10	Cost of independent audit	\$417	\$203
11	Funding for resident participation activities	\$1,825	\$1,825
12	Asset management fee	\$3,552	\$3,552
13	Information technology fee	\$1,776	\$1,776
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$7,999</b>	<b>\$7,785</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$354,728</b>	<b>\$354,514</b>

**Part B. Formula Income**

01	PUM formula income	\$85.66	\$85.66
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$85.66	\$85.66
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$76,066</b>	<b>\$76,066</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$278,662	\$278,448
02	Cost of independent audit (Same as Part A, Line 10)	\$417	\$203
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$278,662</b>	<b>\$278,448</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$278,448
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500802411D

Dear Vivoni:

This letter obligates \$0 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 8 0 2 4	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Luis Machargo	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
98		0		0		98

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,176	1,176	1,176
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	0		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		0	
15	<b>Total Unit Months</b>	<b>1,176</b>	<b>1,176</b>	<b>1,176</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$426,018	\$426,018

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$3.03	\$3.03
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$3,563	\$3,563

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$13,677	\$13,677
10	Cost of independent audit	\$1,259	\$269
11	Funding for resident participation activities	\$2,450	\$2,450
12	Asset management fee	\$4,704	\$4,704
13	Information technology fee	\$2,352	\$2,352
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$24,442</b>	<b>\$23,452</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$454,023</b>	<b>\$453,033</b>

**Part B. Formula Income**

01	PUM formula income	\$184.85	\$184.85
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$184.85	\$184.85
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$217,384</b>	<b>\$217,384</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$236,639	\$235,649
02	Cost of independent audit (Same as Part A, Line 10)	\$1,259	\$269
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$236,639</b>	<b>\$235,649</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$235,649
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500802511D

Dear Vivoni:

This letter obligates \$453,726 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 8 0 2 5	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	PEDRO PARES	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
300		0		0		300

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	3,589	3,589	3,589
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	11		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		11	
15	<b>Total Unit Months</b>	<b>3,600</b>	<b>3,600</b>	<b>3,589</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			299

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,304,136	\$1,304,136

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$25.48	\$25.48
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$91,728	\$91,728

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$278	\$823
11	Funding for resident participation activities	\$7,475	\$7,475
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	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$29,353</b>	<b>\$29,898</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,425,217</b>	<b>\$1,425,762</b>

**Part B. Formula Income**

01	PUM formula income	\$13.94	\$13.94
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$13.94	\$13.94
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$50,184</b>	<b>\$50,184</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$1,375,033	\$1,375,578
02	Cost of independent audit (Same as Part A, Line 10)	\$278	\$823
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$1,375,033</b>	<b>\$1,375,578</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$1,375,578
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500802611D

Dear Vivoni:

This letter obligates \$187,787 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 8 0 2 6	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446	<b>Financial Analyst:</b> Luis Machargo	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
101		0		0		101

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	976	976	976
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
<b>Vacant Unit Months</b>				
05	Units undergoing modernization	224	224	
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		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	0	0	
11	Units vacant and not categorized above	0		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		0	
15	<b>Total Unit Months</b>	<b>1,212</b>	<b>1,212</b>	<b>976</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			81

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$439,059	\$439,059

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$19.63	\$19.63
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$23,792	\$23,792

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$247	\$247
10	Cost of independent audit	\$10	\$277
11	Funding for resident participation activities	\$2,025	\$2,025
12	Asset management fee	\$4,848	\$4,848
13	Information technology fee	\$2,424	\$2,424
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$9,554</b>	<b>\$9,821</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$472,405</b>	<b>\$472,672</b>

**Part B. Formula Income**

01	PUM formula income	\$3.83	\$3.83
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$3.83	\$3.83
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$4,642</b>	<b>\$4,642</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$467,763	\$468,030
02	Cost of independent audit (Same as Part A, Line 10)	\$10	\$277
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$467,763</b>	<b>\$468,030</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$468,030
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500900111D

Dear Vivoni:

This letter obligates \$133,416 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 9 0 0 1	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Juan Marroig	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
150		0		0		150

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,798	1,798	1,798
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	2		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		2	
15	<b>Total Unit Months</b>	<b>1,800</b>	<b>1,800</b>	<b>1,798</b>
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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$652,068	\$652,068

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$26.51	\$26.51
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$47,718	\$47,718

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$7,112	\$7,112
10	Cost of independent audit	\$389	\$412
11	Funding for resident participation activities	\$3,750	\$3,750
12	Asset management fee	\$7,200	\$7,200
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	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$22,051</b>	<b>\$22,074</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$721,837</b>	<b>\$721,860</b>

**Part B. Formula Income**

01	PUM formula income	\$68.39	\$68.39
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$68.39	\$68.39
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$123,102</b>	<b>\$123,102</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$598,735	\$598,758
02	Cost of independent audit (Same as Part A, Line 10)	\$389	\$412
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$598,735</b>	<b>\$598,758</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$598,758
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500900211D

Dear Vivoni:

This letter obligates \$90,890 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 9 0 0 2	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
142540090	0446	Robert Lugo	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
55		0		0		55

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	660	660	660
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	0		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		0	
15	<b>Total Unit Months</b>	<b>660</b>	<b>660</b>	<b>660</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$239,092	\$239,092

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$17.41	\$17.41
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$11,491	\$11,491

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$231	\$151
11	Funding for resident participation activities	\$1,375	\$1,375
12	Asset management fee	\$2,640	\$2,640
13	Information technology fee	\$1,320	\$1,320
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$5,566</b>	<b>\$5,486</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$256,149</b>	<b>\$256,069</b>

**Part B. Formula Income**

01	PUM formula income	\$18.75	\$18.78
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$18.75	\$18.78
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$12,375</b>	<b>\$12,395</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$243,774	\$243,674
02	Cost of independent audit (Same as Part A, Line 10)	\$231	\$151
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$243,774</b>	<b>\$243,674</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$243,674
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500900311D

Dear Vivoni:

This letter obligates \$183,833 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 9 0 0 3	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Hildamar Ortiz	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
200		0		0		200

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,740	1,740	1,740
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
<b>Vacant Unit Months</b>				
05	Units undergoing modernization	655	655	
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	0	0	
11	Units vacant and not categorized above	5		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		5	
15	<b>Total Unit Months</b>	<b>2,400</b>	<b>2,400</b>	<b>1,740</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$869,424	\$869,424

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$5.55	\$5.55
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$13,320	\$13,320

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$6,838	\$6,838
10	Cost of independent audit	\$694	\$549
11	Funding for resident participation activities	\$3,625	\$3,625
12	Asset management fee	\$9,600	\$9,600
13	Information technology fee	\$4,800	\$4,800
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$25,557</b>	<b>\$25,412</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$908,301</b>	<b>\$908,156</b>

**Part B. Formula Income**

01	PUM formula income	\$56.83	\$57.38
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$56.83	\$57.38
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$136,392</b>	<b>\$137,712</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$771,909	\$770,444
02	Cost of independent audit (Same as Part A, Line 10)	\$694	\$549
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$771,909</b>	<b>\$770,444</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$770,444
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500900411D

Dear Vivoni:

This letter obligates \$88,436 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b> Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
<b>4. ACC Number:</b> ACCPR-43		<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	
<b>7. DUNS Number:</b> 142540090		<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 9 0 0 4	
<b>8. ROFO Code:</b> 0446		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
		<b>Financial Analyst:</b> Yvonne Gonzalez Lamadrid	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
70		0		0		70

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	813	813	813
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
<b>Vacant Unit Months</b>				
05	Units undergoing modernization	27	27	
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	0	0	
11	Units vacant and not categorized above	0		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		0	
15	<b>Total Unit Months</b>	<b>840</b>	<b>840</b>	<b>813</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$304,298	\$304,298

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$21.39	\$21.39
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$17,968	\$17,968

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$204	\$192
11	Funding for resident participation activities	\$1,700	\$1,700
12	Asset management fee	\$3,360	\$3,360
13	Information technology fee	\$1,680	\$1,680
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$6,944</b>	<b>\$6,932</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$329,210</b>	<b>\$329,198</b>

**Part B. Formula Income**

01	PUM formula income	\$36.86	\$37.13
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$36.86	\$37.13
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$30,962</b>	<b>\$31,189</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$298,248	\$298,009
02	Cost of independent audit (Same as Part A, Line 10)	\$204	\$192
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$298,248</b>	<b>\$298,009</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$298,009
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500900511D

Dear Vivoni:

This letter obligates \$207,300 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 9 0 0 5	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Juan Marroig	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
170		0		0		170

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	2,028	2,028	2,028
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	12		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		12	
15	<b>Total Unit Months</b>	<b>2,040</b>	<b>2,040</b>	<b>2,028</b>
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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$739,010	\$739,010

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$32.17	\$32.17
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$65,627	\$65,627

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$6,121	\$6,121
10	Cost of independent audit	\$227	\$467
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	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$22,813</b>	<b>\$23,053</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$827,450</b>	<b>\$827,690</b>

**Part B. Formula Income**

01	PUM formula income	\$34.50	\$34.50
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$34.50	\$34.50
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$70,380</b>	<b>\$70,380</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$757,070	\$757,310
02	Cost of independent audit (Same as Part A, Line 10)	\$227	\$467
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$757,070</b>	<b>\$757,310</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$757,310
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500900611D

Dear Vivoni:

This letter obligates \$23,637 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 9 0 0 6	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Juan O. Rodriguez	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
100		0		0		100

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,193	1,193	1,193
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	7		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		7	
15	<b>Total Unit Months</b>	<b>1,200</b>	<b>1,200</b>	<b>1,193</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$434,712	\$434,712

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$9.68	\$9.68
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$11,616	\$11,616

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$10,788	\$10,788
10	Cost of independent audit	\$1,028	\$274
11	Funding for resident participation activities	\$2,475	\$2,475
12	Asset management fee	\$4,800	\$4,800
13	Information technology fee	\$2,400	\$2,400
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$21,491</b>	<b>\$20,737</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$467,819</b>	<b>\$467,065</b>

**Part B. Formula Income**

01	PUM formula income	\$125.16	\$125.16
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$125.16	\$125.16
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$150,192</b>	<b>\$150,192</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$317,627	\$316,873
02	Cost of independent audit (Same as Part A, Line 10)	\$1,028	\$274
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$317,627</b>	<b>\$316,873</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$316,873
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500900711D

Dear Vivoni:

This letter obligates \$118,718 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 9 0 0 7	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
142540090	0446	Juan O. Rodriguez	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
126		0		0		126

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,502	1,502	1,502
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	10		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		10	
15	<b>Total Unit Months</b>	<b>1,512</b>	<b>1,512</b>	<b>1,502</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			125

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$547,737	\$547,737

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$11.17	\$11.17
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$16,889	\$16,889

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$463	\$346
11	Funding for resident participation activities	\$3,125	\$3,125
12	Asset management fee	\$6,048	\$6,048
13	Information technology fee	\$3,024	\$3,024
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$12,660</b>	<b>\$12,543</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$577,286</b>	<b>\$577,169</b>

**Part B. Formula Income**

01	PUM formula income	\$45.03	\$45.33
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$45.03	\$45.33
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$68,085</b>	<b>\$68,539</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$509,201	\$508,630
02	Cost of independent audit (Same as Part A, Line 10)	\$463	\$346
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$509,201</b>	<b>\$508,630</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$508,630
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500900811D

Dear Vivoni:

This letter obligates \$0 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 9 0 0 8	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446	<b>Financial Analyst:</b> Nilsa E. Negron	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
80		0		0		80

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	624	624	624
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	336		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		29	
15	<b>Total Unit Months</b>	<b>960</b>	<b>653</b>	<b>624</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$347,770	\$236,556

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$14.58	\$14.58
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$13,997	\$9,521

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$7,405	\$7,405
10	Cost of independent audit	\$139	\$220
11	Funding for resident participation activities	\$1,300	\$1,300
12	Asset management fee	\$3,840	\$3,840
13	Information technology fee	\$1,920	\$1,920
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$14,604</b>	<b>\$14,685</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$376,371</b>	<b>\$260,762</b>

**Part B. Formula Income**

01	PUM formula income	\$123.43	\$123.43
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$123.43	\$123.43
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$118,493</b>	<b>\$80,600</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$257,878	\$180,162
02	Cost of independent audit (Same as Part A, Line 10)	\$139	\$220
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$257,878</b>	<b>\$180,162</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$180,162
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500900911D

Dear Vivoni:

This letter obligates \$73,814 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 9 0 0 9	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Robert Lugo	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
70		0		0		70

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	834	834	834
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	6		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		6	
15	<b>Total Unit Months</b>	<b>840</b>	<b>840</b>	<b>834</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			70

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$304,298	\$304,298

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$11.54	\$11.54
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$9,694	\$9,694

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$236	\$192
11	Funding for resident participation activities	\$1,750	\$1,750
12	Asset management fee	\$3,360	\$3,360
13	Information technology fee	\$1,680	\$1,680
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$7,026</b>	<b>\$6,982</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$321,018</b>	<b>\$320,974</b>

**Part B. Formula Income**

01	PUM formula income	\$52.87	\$52.74
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$52.87	\$52.74
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$44,411</b>	<b>\$44,302</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$276,607	\$276,672
02	Cost of independent audit (Same as Part A, Line 10)	\$236	\$192
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$276,607</b>	<b>\$276,672</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$276,672
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500901011D

Dear Vivoni:

This letter obligates \$512,454 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 9 0 1 0	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Hildamar Ortiz	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
300		0		0		300

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	3,582	3,582	3,582
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	18		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		18	
15	<b>Total Unit Months</b>	<b>3,600</b>	<b>3,600</b>	<b>3,582</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			299

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,304,136	\$1,304,136

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$62.20	\$62.20
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$223,920	\$223,920

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$2,415	\$2,415
10	Cost of independent audit	\$44	\$823
11	Funding for resident participation activities	\$7,475	\$7,475
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	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$31,534</b>	<b>\$32,313</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,559,590</b>	<b>\$1,560,369</b>

**Part B. Formula Income**

01	PUM formula income	\$7.09	\$7.09
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$7.09	\$7.09
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$25,524</b>	<b>\$25,524</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$1,534,066	\$1,534,845
02	Cost of independent audit (Same as Part A, Line 10)	\$44	\$823
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$1,534,066</b>	<b>\$1,534,845</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$1,534,845
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500901111D

Dear Vivoni:

This letter obligates \$0 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 9 0 1 1	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Nilsa E. Negron	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
280		0		0		280

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,911	1,911	1,911
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
<b>Vacant Unit Months</b>				
05	Units undergoing modernization	1,436	1,436	
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	0	0	
11	Units vacant and not categorized above	13		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		13	
15	<b>Total Unit Months</b>	<b>3,360</b>	<b>3,360</b>	<b>1,911</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			159

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,217,194	\$1,217,194

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$81.03	\$81.03
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$272,261	\$272,261

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$56,946	\$56,946
10	Cost of independent audit	\$1,982	\$768
11	Funding for resident participation activities	\$3,975	\$3,975
12	Asset management fee	\$13,440	\$13,440
13	Information technology fee	\$6,720	\$6,720
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$83,063</b>	<b>\$81,849</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,572,518</b>	<b>\$1,571,304</b>

**Part B. Formula Income**

01	PUM formula income	\$311.25	\$311.25
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$311.25	\$311.25
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$1,045,800</b>	<b>\$1,045,800</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$526,718	\$525,504
02	Cost of independent audit (Same as Part A, Line 10)	\$1,982	\$768
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$526,718</b>	<b>\$525,504</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$525,504
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500901211D

Dear Vivoni:

This letter obligates \$234,320 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 9 0 1 2	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446	<b>Financial Analyst:</b> Yvonne Gonzalez Lamadrid	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
116		0		0		116

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,386	1,386	1,386
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	6		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		6	
15	<b>Total Unit Months</b>	<b>1,392</b>	<b>1,392</b>	<b>1,386</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$504,266	\$504,266

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$12.71	\$12.71
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$17,692	\$17,692

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$613	\$318
11	Funding for resident participation activities	\$2,900	\$2,900
12	Asset management fee	\$5,568	\$5,568
13	Information technology fee	\$2,784	\$2,784
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$11,865</b>	<b>\$11,570</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$533,823</b>	<b>\$533,528</b>

**Part B. Formula Income**

01	PUM formula income	\$21.99	\$21.99
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$21.99	\$21.99
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$30,610</b>	<b>\$30,610</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$503,213	\$502,918
02	Cost of independent audit (Same as Part A, Line 10)	\$613	\$318
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$503,213</b>	<b>\$502,918</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$502,918
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500901311D

Dear Vivoni:

This letter obligates \$52,697 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 9 0 1 3	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Juan Marroig	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
152		0		0		152

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,809	1,809	1,809
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
<b>Vacant Unit Months</b>				
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		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	0	0	
11	Units vacant and not categorized above	3		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		3	
15	<b>Total Unit Months</b>	<b>1,824</b>	<b>1,824</b>	<b>1,809</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			151

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$660,762	\$660,762

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$24.13	\$24.13
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$44,013	\$44,013

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$11,843	\$11,843
10	Cost of independent audit	\$347	\$417
11	Funding for resident participation activities	\$3,775	\$3,775
12	Asset management fee	\$7,296	\$7,296
13	Information technology fee	\$3,648	\$3,648
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$26,909</b>	<b>\$26,979</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$731,684</b>	<b>\$731,754</b>

**Part B. Formula Income**

01	PUM formula income	\$106.05	\$106.05
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$106.05	\$106.05
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$193,435</b>	<b>\$193,435</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$538,249	\$538,319
02	Cost of independent audit (Same as Part A, Line 10)	\$347	\$417
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$538,249</b>	<b>\$538,319</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$538,319
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500901411D

Dear Vivoni:

This letter obligates \$803,737 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 9 0 1 4	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Juan Marroig	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
586		0		0		586

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	6,993	6,993	6,993
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
<b>Vacant Unit Months</b>				
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		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	0	0	
11	Units vacant and not categorized above	27		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		27	
15	<b>Total Unit Months</b>	<b>7,032</b>	<b>7,032</b>	<b>6,993</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			583

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$2,547,412	\$2,547,412

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$10.51	\$10.51
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$73,906	\$73,906

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$879	\$879
10	Cost of independent audit	\$220	\$220
11	Funding for resident participation activities	\$14,575	\$14,575
12	Asset management fee	\$28,128	\$28,128
13	Information technology fee	\$14,064	\$14,064
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$57,866</b>	<b>\$57,866</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$2,679,184</b>	<b>\$2,679,184</b>

**Part B. Formula Income**

01	PUM formula income	\$11.19	\$11.19
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$11.19	\$11.19
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$78,688</b>	<b>\$78,688</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$2,600,496	\$2,600,496
02	Cost of independent audit (Same as Part A, Line 10)	\$220	\$220
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$2,600,496</b>	<b>\$2,600,496</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$2,600,496
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500901511D

Dear Vivoni:

This letter obligates \$339,819 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 9 0 1 5	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Yvonne Gonzalez Lamadrid	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
238		0		0		238

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	2,840	2,840	2,840
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	16		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		16	
15	<b>Total Unit Months</b>	<b>2,856</b>	<b>2,856</b>	<b>2,840</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			237

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,034,615	\$1,034,615

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$9.57	\$9.57
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$27,332	\$27,332

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$1,082	\$1,082
10	Cost of independent audit	\$222	\$653
11	Funding for resident participation activities	\$5,925	\$5,925
12	Asset management fee	\$11,424	\$11,424
13	Information technology fee	\$5,712	\$5,712
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$24,365</b>	<b>\$24,796</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,086,312</b>	<b>\$1,086,743</b>

**Part B. Formula Income**

01	PUM formula income	\$10.88	\$10.88
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$10.88	\$10.88
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$31,073</b>	<b>\$31,073</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$1,055,239	\$1,055,670
02	Cost of independent audit (Same as Part A, Line 10)	\$222	\$653
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$1,055,239</b>	<b>\$1,055,670</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$1,055,670
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500901611D

Dear Vivoni:

This letter obligates \$343,961 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 9 0 1 6	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446	<b>Financial Analyst:</b> PEDRO PARES	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
270		0		0		270

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	3,228	3,228	3,228
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	12		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		12	
15	<b>Total Unit Months</b>	<b>3,240</b>	<b>3,240</b>	<b>3,228</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			269

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,173,722	\$1,173,722

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$15.07	\$15.07
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$48,827	\$48,827

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$173	\$741
11	Funding for resident participation activities	\$6,725	\$6,725
12	Asset management fee	\$12,960	\$12,960
13	Information technology fee	\$6,480	\$6,480
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$26,338</b>	<b>\$26,906</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,248,887</b>	<b>\$1,249,455</b>

**Part B. Formula Income**

01	PUM formula income	\$26.16	\$26.16
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$26.16	\$26.16
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$84,758</b>	<b>\$84,758</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$1,164,129	\$1,164,697
02	Cost of independent audit (Same as Part A, Line 10)	\$173	\$741
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$1,164,129</b>	<b>\$1,164,697</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$1,164,697
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500901711D

Dear Vivoni:

This letter obligates \$777,643 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 9 0 1 7	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Hildamar Ortiz	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
480		0		0		480

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	4,045	4,045	4,045
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
<b>Vacant Unit Months</b>				
05	Units undergoing modernization	1,665	1,665	
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	0	0	
11	Units vacant and not categorized above	50		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		50	
15	<b>Total Unit Months</b>	<b>5,760</b>	<b>5,760</b>	<b>4,045</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			337

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$2,086,618	\$2,086,618

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$13.93	\$13.93
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$80,237	\$80,237

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$10	\$10
10	Cost of independent audit	\$0	\$1,317
11	Funding for resident participation activities	\$8,425	\$8,425
12	Asset management fee	\$23,040	\$23,040
13	Information technology fee	\$11,520	\$11,520
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$42,995</b>	<b>\$44,312</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$2,209,850</b>	<b>\$2,211,167</b>

**Part B. Formula Income**

01	PUM formula income	\$0.03	\$0.03
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$0.03	\$0.03
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$173</b>	<b>\$173</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$2,209,677	\$2,210,994
02	Cost of independent audit (Same as Part A, Line 10)	\$0	\$1,317
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$2,209,677</b>	<b>\$2,210,994</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$2,210,994
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500901811D

Dear Vivoni:

This letter obligates \$76,992 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 9 0 1 8	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Juan Marroig	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
120		0		0		120

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,431	1,431	1,431
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	9		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		9	
15	<b>Total Unit Months</b>	<b>1,440</b>	<b>1,440</b>	<b>1,431</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			119

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$521,654	\$521,654

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$19.48	\$19.48
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$28,051	\$28,051

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$5,259	\$5,259
10	Cost of independent audit	\$913	\$329
11	Funding for resident participation activities	\$2,975	\$2,975
12	Asset management fee	\$5,760	\$5,760
13	Information technology fee	\$2,880	\$2,880
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$17,787</b>	<b>\$17,203</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$567,492</b>	<b>\$566,908</b>

**Part B. Formula Income**

01	PUM formula income	\$77.40	\$77.40
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$77.40	\$77.40
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$111,456</b>	<b>\$111,456</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$456,036	\$455,452
02	Cost of independent audit (Same as Part A, Line 10)	\$913	\$329
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$456,036</b>	<b>\$455,452</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$455,452
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500901911D

Dear Vivoni:

This letter obligates \$555,412 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 9 0 1 9	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Hildamar Ortiz	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
404		0		0		404

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	4,701	4,701	4,701
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
<b>Vacant Unit Months</b>				
05	Units undergoing modernization	137	137	
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	0	0	
11	Units vacant and not categorized above	10		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		10	
15	<b>Total Unit Months</b>	<b>4,848</b>	<b>4,848</b>	<b>4,701</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			392

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,756,236	\$1,756,236

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$17.54	\$17.54
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$85,034	\$85,034

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$7,283	\$7,283
10	Cost of independent audit	\$625	\$1,109
11	Funding for resident participation activities	\$9,800	\$9,800
12	Asset management fee	\$19,392	\$19,392
13	Information technology fee	\$9,696	\$9,696
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$46,796</b>	<b>\$47,280</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,888,066</b>	<b>\$1,888,550</b>

**Part B. Formula Income**

01	PUM formula income	\$25.29	\$25.29
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$25.29	\$25.29
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$122,606</b>	<b>\$122,606</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$1,765,460	\$1,765,944
02	Cost of independent audit (Same as Part A, Line 10)	\$625	\$1,109
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$1,765,460</b>	<b>\$1,765,944</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$1,765,944
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500902011D

Dear Vivoni:

This letter obligates \$533,369 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 9 0 2 0	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
142540090	0446	Juan Marroig	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
350		0		0		350

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	4,174	4,174	4,174
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	26		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		26	
15	<b>Total Unit Months</b>	<b>4,200</b>	<b>4,200</b>	<b>4,174</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			348

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,521,492	\$1,521,492

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$16.68	\$16.68
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$70,056	\$70,056

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$384	\$960
11	Funding for resident participation activities	\$8,700	\$8,700
12	Asset management fee	\$16,800	\$16,800
13	Information technology fee	\$8,400	\$8,400
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$34,284</b>	<b>\$34,860</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,625,832</b>	<b>\$1,626,408</b>

**Part B. Formula Income**

01	PUM formula income	\$7.88	\$7.88
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$7.88	\$7.88
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$33,096</b>	<b>\$33,096</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$1,592,736	\$1,593,312
02	Cost of independent audit (Same as Part A, Line 10)	\$384	\$960
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$1,592,736</b>	<b>\$1,593,312</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$1,593,312
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500902111D

Dear Vivoni:

This letter obligates \$119,963 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 9 0 2 1	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Robert Lugo	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
180		0		0		180

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	2,151	2,151	2,151
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	9		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		9	
15	<b>Total Unit Months</b>	<b>2,160</b>	<b>2,160</b>	<b>2,151</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			179

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$782,482	\$782,482

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$3.22	\$3.22
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$6,955	\$6,955

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$7,850	\$7,850
10	Cost of independent audit	\$851	\$494
11	Funding for resident participation activities	\$4,475	\$4,475
12	Asset management fee	\$8,640	\$8,640
13	Information technology fee	\$4,320	\$4,320
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$26,136</b>	<b>\$25,779</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$815,573</b>	<b>\$815,216</b>

**Part B. Formula Income**

01	PUM formula income	\$74.98	\$75.01
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$74.98	\$75.01
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$161,957</b>	<b>\$162,022</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$653,616	\$653,194
02	Cost of independent audit (Same as Part A, Line 10)	\$851	\$494
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$653,616</b>	<b>\$653,194</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$653,194
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500902211D

Dear Vivoni:

This letter obligates \$306,054 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 9 0 2 2	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Hildamar Ortiz	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
300		0		0		300

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	3,596	3,596	3,596
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	4		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		4	
15	<b>Total Unit Months</b>	<b>3,600</b>	<b>3,600</b>	<b>3,596</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			300

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,304,136	\$1,304,136

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$20.74	\$20.74
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$74,664	\$74,664

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$13,306	\$13,306
10	Cost of independent audit	\$292	\$823
11	Funding for resident participation activities	\$7,500	\$7,500
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	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$42,698</b>	<b>\$43,229</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,421,498</b>	<b>\$1,422,029</b>

**Part B. Formula Income**

01	PUM formula income	\$49.69	\$49.69
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$49.69	\$49.69
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$178,884</b>	<b>\$178,884</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$1,242,614	\$1,243,145
02	Cost of independent audit (Same as Part A, Line 10)	\$292	\$823
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$1,242,614</b>	<b>\$1,243,145</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$1,243,145
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500902311D

Dear Vivoni:

This letter obligates \$138,476 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 9 0 2 3	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
142540090	0446	Juan Marroig	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
400		0		0		400

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	955	955	955
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
<b>Vacant Unit Months</b>				
05	Units undergoing modernization	2,798	2,798	
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	0	0	
11	Units vacant and not categorized above	1,047		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		144	
15	<b>Total Unit Months</b>	<b>4,800</b>	<b>3,897</b>	<b>955</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			80

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,411,727	\$1,411,727

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$16.37	\$16.37
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$63,794	\$63,794

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$0	\$1,098
11	Funding for resident participation activities	\$2,000	\$2,000
12	Asset management fee	\$19,200	\$19,200
13	Information technology fee	\$9,600	\$9,600
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$30,800</b>	<b>\$31,898</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,506,321</b>	<b>\$1,507,419</b>

**Part B. Formula Income**

01	PUM formula income	\$0.00	\$40.75
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$0.00	\$40.75
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$0</b>	<b>\$158,803</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$1,506,321	\$1,348,616
02	Cost of independent audit (Same as Part A, Line 10)	\$0	\$1,098
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$1,506,321</b>	<b>\$1,348,616</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$1,348,616
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500902411D

Dear Vivoni:

This letter obligates \$294,769 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 9 0 2 4	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446	<b>Financial Analyst:</b> Nilsa E. Negron	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
272		0		0		272

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	3,228	3,228	3,228
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	36		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		36	
15	<b>Total Unit Months</b>	<b>3,264</b>	<b>3,264</b>	<b>3,228</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			269

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,182,417	\$1,182,417

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$28.56	\$28.56
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$93,220	\$93,220

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$3,141	\$3,141
10	Cost of independent audit	\$231	\$746
11	Funding for resident participation activities	\$6,725	\$6,725
12	Asset management fee	\$13,056	\$13,056
13	Information technology fee	\$6,528	\$6,528
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$29,681</b>	<b>\$30,196</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,305,318</b>	<b>\$1,305,833</b>

**Part B. Formula Income**

01	PUM formula income	\$25.94	\$25.97
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$25.94	\$25.97
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$84,668</b>	<b>\$84,766</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$1,220,650	\$1,221,067
02	Cost of independent audit (Same as Part A, Line 10)	\$231	\$746
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$1,220,650</b>	<b>\$1,221,067</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$1,221,067
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500902511D

Dear Vivoni:

This letter obligates \$165,366 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b> Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
<b>4. ACC Number:</b> ACCPR-43		<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	
<b>7. DUNS Number:</b> 142540090		<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 9 0 2 5	
<b>8. ROFO Code:</b> 0446		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
		<b>Financial Analyst:</b> Jenniffer Rodriguez-Rivera	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
200		0		0		200

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	2,385	2,385	2,385
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	15		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		15	
15	<b>Total Unit Months</b>	<b>2,400</b>	<b>2,400</b>	<b>2,385</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			199

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$869,424	\$869,424

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$25.90	\$25.90
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$62,160	\$62,160

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$6,121	\$6,121
10	Cost of independent audit	\$810	\$549
11	Funding for resident participation activities	\$4,975	\$4,975
12	Asset management fee	\$9,600	\$9,600
13	Information technology fee	\$4,800	\$4,800
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$26,306</b>	<b>\$26,045</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$957,890</b>	<b>\$957,629</b>

**Part B. Formula Income**

01	PUM formula income	\$63.25	\$63.28
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$63.25	\$63.28
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$151,800</b>	<b>\$151,872</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$806,090	\$805,757
02	Cost of independent audit (Same as Part A, Line 10)	\$810	\$549
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$806,090</b>	<b>\$805,757</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$805,757
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500902611D

Dear Vivoni:

This letter obligates \$363,629 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 9 0 2 6	
<b>7. DUNS Number:</b> 142540090	<b>HUD Use Only</b>		<b>8. ROFO Code:</b> 0446
		<b>Financial Analyst:</b> JUAN MANUEL RIVERA JONES	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
107		0		1		106

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,282	1,282	1,282
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	0		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	2		

**Calculations Based on Unit Months:**

14	Limited vacancies		0	
15	<b>Total Unit Months</b>	<b>1,284</b>	<b>1,282</b>	<b>1,282</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			107

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$464,417	\$464,417

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$227.67	\$227.67
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$291,873	\$291,873

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$0	\$291
11	Funding for resident participation activities	\$2,675	\$2,675
12	Asset management fee	\$5,136	\$5,136
13	Information technology fee	\$2,568	\$2,568
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$10,379</b>	<b>\$10,670</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$766,669</b>	<b>\$766,960</b>

**Part B. Formula Income**

01	PUM formula income	\$11.22	\$11.22
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$11.22	\$11.22
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$14,384</b>	<b>\$14,384</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$752,285	\$752,576
02	Cost of independent audit (Same as Part A, Line 10)	\$0	\$291
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$752,285</b>	<b>\$752,576</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$752,576
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500902711D

Dear Vivoni:

This letter obligates \$207,532 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 9 0 2 7	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	LINDA HAIGLER	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
168		0		0		168

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	2,004	2,004	2,004
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	12		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		12	
15	<b>Total Unit Months</b>	<b>2,016</b>	<b>2,016</b>	<b>2,004</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$730,316	\$730,316

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$25.40	\$25.40
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$51,206	\$51,206

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$139	\$461
11	Funding for resident participation activities	\$4,175	\$4,175
12	Asset management fee	\$8,064	\$8,064
13	Information technology fee	\$4,032	\$4,032
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$16,410</b>	<b>\$16,732</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$797,932</b>	<b>\$798,254</b>

**Part B. Formula Income**

01	PUM formula income	\$0.00	\$28.91
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$0.00	\$28.91
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$0</b>	<b>\$58,283</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$797,932	\$739,971
02	Cost of independent audit (Same as Part A, Line 10)	\$139	\$461
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$797,932</b>	<b>\$739,971</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$739,971
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500902811D

Dear Vivoni:

This letter obligates \$0 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 9 0 2 8	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
142540090	0446	Blanca E. Rosario Gonzalez	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
131		0		0		131

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,558	1,558	1,558
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
<b>Vacant Unit Months</b>				
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		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	0	0	
11	Units vacant and not categorized above	2		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		2	
15	<b>Total Unit Months</b>	<b>1,572</b>	<b>1,572</b>	<b>1,558</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$569,473	\$569,473

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$7.85	\$7.85
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$12,340	\$12,340

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$15,649	\$15,649
10	Cost of independent audit	\$1,347	\$359
11	Funding for resident participation activities	\$3,250	\$3,250
12	Asset management fee	\$6,288	\$6,288
13	Information technology fee	\$3,144	\$3,144
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$29,678</b>	<b>\$28,690</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$611,491</b>	<b>\$610,503</b>

**Part B. Formula Income**

01	PUM formula income	\$149.68	\$149.78
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$149.68	\$149.78
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$235,297</b>	<b>\$235,454</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$376,194	\$375,049
02	Cost of independent audit (Same as Part A, Line 10)	\$1,347	\$359
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$376,194</b>	<b>\$375,049</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$375,049
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500902911D

Dear Vivoni:

This letter obligates \$104,598 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 9 0 2 9	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Juan Marroig	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
100		0		0		100

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,192	1,192	1,192
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	8		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		8	
15	<b>Total Unit Months</b>	<b>1,200</b>	<b>1,200</b>	<b>1,192</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$434,712	\$434,712

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$21.14	\$21.14
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$25,368	\$25,368

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$2,663	\$2,663
10	Cost of independent audit	\$127	\$274
11	Funding for resident participation activities	\$2,475	\$2,475
12	Asset management fee	\$4,800	\$4,800
13	Information technology fee	\$2,400	\$2,400
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$12,465</b>	<b>\$12,612</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$472,545</b>	<b>\$472,692</b>

**Part B. Formula Income**

01	PUM formula income	\$40.94	\$40.94
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$40.94	\$40.94
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$49,128</b>	<b>\$49,128</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$423,417	\$423,564
02	Cost of independent audit (Same as Part A, Line 10)	\$127	\$274
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$423,417</b>	<b>\$423,564</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$423,564
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500903011D

Dear Vivoni:

This letter obligates \$203,276 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 9 0 3 0	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
142540090	0446	Blanca E. Rosario Gonzalez	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
150		0		0		150

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,771	1,771	1,771
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
<b>Vacant Unit Months</b>				
05	Units undergoing modernization	0	0	
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		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	0	0	
11	Units vacant and not categorized above	5		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		5	
15	<b>Total Unit Months</b>	<b>1,800</b>	<b>1,800</b>	<b>1,771</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			148

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$652,068	\$652,068

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$4.38	\$4.38
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$7,884	\$7,884

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$520	\$520
10	Cost of independent audit	\$675	\$412
11	Funding for resident participation activities	\$3,700	\$3,700
12	Asset management fee	\$7,200	\$7,200
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	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$15,695</b>	<b>\$15,432</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$675,647</b>	<b>\$675,384</b>

**Part B. Formula Income**

01	PUM formula income	\$24.63	\$24.65
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$24.63	\$24.65
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$44,334</b>	<b>\$44,370</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$631,313	\$631,014
02	Cost of independent audit (Same as Part A, Line 10)	\$675	\$412
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$631,313</b>	<b>\$631,014</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$631,014
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500903111D

Dear Vivoni:

This letter obligates \$39,773 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 9 0 3 1	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446	<b>Financial Analyst:</b> Juan Marroig	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
50		0		0		50

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
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	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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	0		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		0	
15	<b>Total Unit Months</b>	<b>600</b>	<b>600</b>	<b>600</b>
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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$217,356	\$217,356

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$18.85	\$18.85
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$11,310	\$11,310

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$0	\$137
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	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$4,850</b>	<b>\$4,987</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$233,516</b>	<b>\$233,653</b>

**Part B. Formula Income**

01	PUM formula income	\$0.00	\$120.14
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$0.00	\$120.14
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$0</b>	<b>\$72,084</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$233,516	\$161,569
02	Cost of independent audit (Same as Part A, Line 10)	\$0	\$137
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$233,516</b>	<b>\$161,569</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$161,569
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500903211D

Dear Vivoni:

This letter obligates \$186,902 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 9 0 3 2	
<b>7. DUNS Number:</b> 142540090	<b>HUD Use Only</b>		<b>8. ROFO Code:</b> 0446
		<b>Financial Analyst:</b> Blanca E. Rosario Gonzalez	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
148		0		0		148

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,768	1,768	1,768
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	8		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		8	
15	<b>Total Unit Months</b>	<b>1,776</b>	<b>1,776</b>	<b>1,768</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			147

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$643,374	\$643,374

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$21.18	\$21.18
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$37,616	\$37,616

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$1,670	\$1,670
10	Cost of independent audit	\$513	\$406
11	Funding for resident participation activities	\$3,675	\$3,675
12	Asset management fee	\$7,104	\$7,104
13	Information technology fee	\$3,552	\$3,552
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$16,514</b>	<b>\$16,407</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$697,504</b>	<b>\$697,397</b>

**Part B. Formula Income**

01	PUM formula income	\$33.12	\$33.12
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$33.12	\$33.12
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$58,821</b>	<b>\$58,821</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$638,683	\$638,576
02	Cost of independent audit (Same as Part A, Line 10)	\$513	\$406
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$638,683</b>	<b>\$638,576</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$638,576
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500903311D

Dear Vivoni:

This letter obligates \$280,188 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 9 0 3 3	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Robert Lugo	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
200		0		0		200

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	2,396	2,396	2,396
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	4		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		4	
15	<b>Total Unit Months</b>	<b>2,400</b>	<b>2,400</b>	<b>2,396</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			200

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$869,424	\$869,424

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$15.62	\$15.62
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$37,488	\$37,488

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$2,670	\$2,670
10	Cost of independent audit	\$212	\$549
11	Funding for resident participation activities	\$5,000	\$5,000
12	Asset management fee	\$9,600	\$9,600
13	Information technology fee	\$4,800	\$4,800
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$22,282</b>	<b>\$22,619</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$929,194</b>	<b>\$929,531</b>

**Part B. Formula Income**

01	PUM formula income	\$20.49	\$20.49
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$20.49	\$20.49
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$49,176</b>	<b>\$49,176</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$880,018	\$880,355
02	Cost of independent audit (Same as Part A, Line 10)	\$212	\$549
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$880,018</b>	<b>\$880,355</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$880,355
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500903411D

Dear Vivoni:

This letter obligates \$36,255 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 0 9 0 3 4	
<b>7. DUNS Number:</b> 142540090	<b>HUD Use Only</b>		<b>8. ROFO Code:</b> 0446
	<b>Financial Analyst:</b> Nilsa E. Negron		

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
107		0		5		102

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,246	1,246	1,246
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	3		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		3	
15	<b>Total Unit Months</b>	<b>1,249</b>	<b>1,249</b>	<b>1,246</b>
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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$452,463	\$452,463

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$23.87	\$23.87
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$29,814	\$29,814

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$8,281	\$8,281
10	Cost of independent audit	\$223	\$280
11	Funding for resident participation activities	\$2,600	\$2,600
12	Asset management fee	\$4,996	\$4,996
13	Information technology fee	\$2,498	\$2,498
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$18,598</b>	<b>\$18,655</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$500,875</b>	<b>\$500,932</b>

**Part B. Formula Income**

01	PUM formula income	\$106.63	\$106.63
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$106.63	\$106.63
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$133,181</b>	<b>\$133,181</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$367,694	\$367,751
02	Cost of independent audit (Same as Part A, Line 10)	\$223	\$280
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$367,694</b>	<b>\$367,751</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$367,751
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500903511D

Dear Vivoni:

This letter obligates \$299,864 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 9 0 3 5	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	LINDA HAIGLER	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
224		0		0		224

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	2,541	2,541	2,541
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
<b>Vacant Unit Months</b>				
05	Units undergoing modernization	139	139	
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	0	0	
11	Units vacant and not categorized above	8		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		8	
15	<b>Total Unit Months</b>	<b>2,688</b>	<b>2,688</b>	<b>2,541</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			212

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$973,755	\$973,755

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$25.44	\$25.44
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$68,383	\$68,383

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$5,293	\$5,293
10	Cost of independent audit	\$412	\$615
11	Funding for resident participation activities	\$5,300	\$5,300
12	Asset management fee	\$10,752	\$10,752
13	Information technology fee	\$5,376	\$5,376
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$27,133</b>	<b>\$27,336</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,069,271</b>	<b>\$1,069,474</b>

**Part B. Formula Income**

01	PUM formula income	\$28.74	\$29.17
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$28.74	\$29.17
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$77,253</b>	<b>\$78,409</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$992,018	\$991,065
02	Cost of independent audit (Same as Part A, Line 10)	\$412	\$615
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$992,018</b>	<b>\$991,065</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$991,065
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00500903611D

Dear Vivoni:

This letter obligates \$72,330 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 0 9 0 3 6	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Yvonne Gonzalez Lamadrid	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
79		0		0		79

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	946	946	946
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	2		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		2	
15	<b>Total Unit Months</b>	<b>948</b>	<b>948</b>	<b>946</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$343,422	\$343,422

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$37.00	\$37.00
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$35,076	\$35,076

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$352	\$217
11	Funding for resident participation activities	\$1,975	\$1,975
12	Asset management fee	\$3,792	\$3,792
13	Information technology fee	\$1,896	\$1,896
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$8,015</b>	<b>\$7,880</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$386,513</b>	<b>\$386,378</b>

**Part B. Formula Income**

01	PUM formula income	\$49.62	\$49.62
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$49.62	\$49.62
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$47,040</b>	<b>\$47,040</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$339,473	\$339,338
02	Cost of independent audit (Same as Part A, Line 10)	\$352	\$217
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$339,473</b>	<b>\$339,338</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$339,338
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00501000111D

Dear Vivoni:

This letter obligates \$804,637 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 1 0 0 0 1	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446	<b>Financial Analyst:</b> Juan O. Rodriguez	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
420		0		0		420

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	4,987	4,987	4,987
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
<b>Vacant Unit Months</b>				
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	0	0	
10	Units vacant due to changing market conditions	0	0	
11	Units vacant and not categorized above	5		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		5	
15	<b>Total Unit Months</b>	<b>5,040</b>	<b>5,040</b>	<b>4,987</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			416

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,825,790	\$1,825,790

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$33.38	\$33.38
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$168,235	\$168,235

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$4,038	\$4,038
10	Cost of independent audit	\$231	\$1,153
11	Funding for resident participation activities	\$10,400	\$10,400
12	Asset management fee	\$20,160	\$20,160
13	Information technology fee	\$10,080	\$10,080
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$44,909</b>	<b>\$45,831</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$2,038,934</b>	<b>\$2,039,856</b>

**Part B. Formula Income**

01	PUM formula income	\$6.63	\$6.63
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$6.63	\$6.63
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$33,415</b>	<b>\$33,415</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$2,005,519	\$2,006,441
02	Cost of independent audit (Same as Part A, Line 10)	\$231	\$1,153
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$2,005,519</b>	<b>\$2,006,441</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$2,006,441
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00501000211D

Dear Vivoni:

This letter obligates \$157,158 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 1 0 0 0 2	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446	<b>Financial Analyst:</b> Juan Marroig	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
132		0		0		132

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,562	1,562	1,562
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
<b>Vacant Unit Months</b>				
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		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	0	0	
11	Units vacant and not categorized above	10		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		10	
15	<b>Total Unit Months</b>	<b>1,584</b>	<b>1,584</b>	<b>1,562</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$573,820	\$573,820

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$73.20	\$73.20
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$115,949	\$115,949

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$9,036	\$9,036
10	Cost of independent audit	\$694	\$362
11	Funding for resident participation activities	\$3,250	\$3,250
12	Asset management fee	\$6,336	\$6,336
13	Information technology fee	\$3,168	\$3,168
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$22,484</b>	<b>\$22,152</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$712,253</b>	<b>\$711,921</b>

**Part B. Formula Income**

01	PUM formula income	\$91.47	\$91.41
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$91.47	\$91.41
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$144,888</b>	<b>\$144,793</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$567,365	\$567,128
02	Cost of independent audit (Same as Part A, Line 10)	\$694	\$362
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$567,365</b>	<b>\$567,128</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$567,128
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00501000411D

Dear Vivoni:

This letter obligates \$324,516 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 1 0 0 0 4	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446	<b>Financial Analyst:</b> Jesus r Gimenez	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
164		0		0		164

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,567	1,567	1,567
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
<b>Vacant Unit Months</b>				
05	Units undergoing modernization	376	376	
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	0	0	
11	Units vacant and not categorized above	25		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		25	
15	<b>Total Unit Months</b>	<b>1,968</b>	<b>1,968</b>	<b>1,567</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			131

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$712,928	\$712,928

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$30.53	\$30.53
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$60,083	\$60,083

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$498	\$498
10	Cost of independent audit	\$583	\$450
11	Funding for resident participation activities	\$3,275	\$3,275
12	Asset management fee	\$7,872	\$7,872
13	Information technology fee	\$3,936	\$3,936
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$16,164</b>	<b>\$16,031</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$789,175</b>	<b>\$789,042</b>

**Part B. Formula Income**

01	PUM formula income	\$26.99	\$26.99
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$26.99	\$26.99
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$53,116</b>	<b>\$53,116</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$736,059	\$735,926
02	Cost of independent audit (Same as Part A, Line 10)	\$583	\$450
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$736,059</b>	<b>\$735,926</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$735,926
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00501000511D

Dear Vivoni:

This letter obligates \$909,742 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 1 0 0 0 5	
<b>7. DUNS Number:</b> 142540090	<b>HUD Use Only</b>		<b>8. ROFO Code:</b> 0446
		<b>Financial Analyst:</b> Blanca E. Rosario Gonzalez	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
582		0		0		582

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	6,952	6,952	6,952
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
<b>Vacant Unit Months</b>				
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	5	5	
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	0	0	
11	Units vacant and not categorized above	27		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		27	
15	<b>Total Unit Months</b>	<b>6,984</b>	<b>6,984</b>	<b>6,952</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			579

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$2,530,024	\$2,530,024

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$25.72	\$25.72
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$179,628	\$179,628

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$165	\$165
10	Cost of independent audit	\$287	\$1,597
11	Funding for resident participation activities	\$14,475	\$14,475
12	Asset management fee	\$27,936	\$27,936
13	Information technology fee	\$13,968	\$13,968
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$56,831</b>	<b>\$58,141</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$2,766,483</b>	<b>\$2,767,793</b>

**Part B. Formula Income**

01	PUM formula income	\$0.69	\$0.69
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$0.69	\$0.69
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$4,819</b>	<b>\$4,819</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$2,761,664	\$2,762,974
02	Cost of independent audit (Same as Part A, Line 10)	\$287	\$1,597
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$2,761,664</b>	<b>\$2,762,974</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$2,762,974
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00501000611D

Dear Vivoni:

This letter obligates \$804,565 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 1 0 0 0 6	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446	<b>Financial Analyst:</b> Juan O. Rodriguez	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
544		0		0		544

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	6,512	6,512	6,512
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	16		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		16	
15	<b>Total Unit Months</b>	<b>6,528</b>	<b>6,528</b>	<b>6,512</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			543

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$2,364,833	\$2,364,833

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$24.96	\$24.96
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$162,939	\$162,939

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$3,222	\$3,222
10	Cost of independent audit	\$153	\$1,493
11	Funding for resident participation activities	\$13,575	\$13,575
12	Asset management fee	\$26,112	\$26,112
13	Information technology fee	\$13,056	\$13,056
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$56,118</b>	<b>\$57,458</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$2,583,890</b>	<b>\$2,585,230</b>

**Part B. Formula Income**

01	PUM formula income	\$0.00	\$7.35
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$0.00	\$7.35
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$0</b>	<b>\$47,981</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$2,583,890	\$2,537,249
02	Cost of independent audit (Same as Part A, Line 10)	\$153	\$1,493
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$2,583,890</b>	<b>\$2,537,249</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$2,537,249
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00501000711D

Dear Vivoni:

This letter obligates \$1,441,532 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 1 0 0 0 7	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446	<b>Financial Analyst:</b> Juan Marroig	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
826		0		0		826

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	9,622	9,622	9,622
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
<b>Vacant Unit Months</b>				
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		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	0	0	
11	Units vacant and not categorized above	278		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		278	
15	<b>Total Unit Months</b>	<b>9,912</b>	<b>9,912</b>	<b>9,622</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			802

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$3,590,721	\$3,590,721

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$16.39	\$16.39
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$162,458	\$162,458

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$555	\$555
10	Cost of independent audit	\$116	\$2,267
11	Funding for resident participation activities	\$20,050	\$20,050
12	Asset management fee	\$39,648	\$39,648
13	Information technology fee	\$19,824	\$19,824
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$80,193</b>	<b>\$82,344</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$3,833,372</b>	<b>\$3,835,523</b>

**Part B. Formula Income**

01	PUM formula income	\$2.93	\$2.94
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$2.93	\$2.94
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$29,042</b>	<b>\$29,141</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$3,804,330	\$3,806,382
02	Cost of independent audit (Same as Part A, Line 10)	\$116	\$2,267
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$3,804,330</b>	<b>\$3,806,382</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$3,806,382
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00501000811D

Dear Vivoni:

This letter obligates \$1,364,121 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 1 0 0 0 8	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Juan Marroig	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
857		0		0		857

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	10,145	10,145	10,145
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
<b>Vacant Unit Months</b>				
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		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	0	0	
11	Units vacant and not categorized above	127		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		127	
15	<b>Total Unit Months</b>	<b>10,284</b>	<b>10,284</b>	<b>10,145</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			845

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$3,725,482	\$3,725,482

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$16.54	\$16.54
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$170,097	\$170,097

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$463	\$2,352
11	Funding for resident participation activities	\$21,125	\$21,125
12	Asset management fee	\$41,136	\$41,136
13	Information technology fee	\$20,568	\$20,568
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$83,292</b>	<b>\$85,181</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$3,978,871</b>	<b>\$3,980,760</b>

**Part B. Formula Income**

01	PUM formula income	\$15.30	\$15.27
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$15.30	\$15.27
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$157,345</b>	<b>\$157,037</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$3,821,526	\$3,823,723
02	Cost of independent audit (Same as Part A, Line 10)	\$463	\$2,352
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$3,821,526</b>	<b>\$3,823,723</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$3,823,723
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00501000911D

Dear Vivoni:

This letter obligates \$1,806,629 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 1 0 0 0 9	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
142540090	0446	Juan Marroig	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
887		0		0		887

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	10,574	10,574	10,574
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
<b>Vacant Unit Months</b>				
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		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	0	0	
11	Units vacant and not categorized above	58		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		58	
15	<b>Total Unit Months</b>	<b>10,644</b>	<b>10,644</b>	<b>10,574</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			881

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$3,855,895	\$3,855,895

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$16.69	\$47.31
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$177,648	\$503,568

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$155	\$155
10	Cost of independent audit	\$231	\$2,334
11	Funding for resident participation activities	\$22,025	\$22,025
12	Asset management fee	\$42,576	\$42,576
13	Information technology fee	\$21,288	\$21,288
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$86,275</b>	<b>\$88,378</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$4,119,818</b>	<b>\$4,447,841</b>

**Part B. Formula Income**

01	PUM formula income	\$0.42	\$0.42
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$0.42	\$0.42
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$4,470</b>	<b>\$4,470</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$4,115,348	\$4,443,371
02	Cost of independent audit (Same as Part A, Line 10)	\$231	\$2,334
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$4,115,348</b>	<b>\$4,443,371</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$4,443,371
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00501001011D

Dear Vivoni:

This letter obligates \$418,271 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 1 0 0 1 0	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	PEDRO PARES	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
310		0		0		310

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	3,682	3,682	3,682
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	38		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		38	
15	<b>Total Unit Months</b>	<b>3,720</b>	<b>3,720</b>	<b>3,682</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			307

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,347,607	\$1,347,607

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$26.37	\$26.37
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$98,096	\$98,096

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$3,180	\$851
11	Funding for resident participation activities	\$7,675	\$7,675
12	Asset management fee	\$14,880	\$14,880
13	Information technology fee	\$7,440	\$7,440
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$33,175</b>	<b>\$30,846</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,478,878</b>	<b>\$1,476,549</b>

**Part B. Formula Income**

01	PUM formula income	\$0.00	\$25.54
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$0.00	\$25.54
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$0</b>	<b>\$95,009</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$1,478,878	\$1,381,540
02	Cost of independent audit (Same as Part A, Line 10)	\$3,180	\$851
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$1,478,878</b>	<b>\$1,381,540</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$1,381,540
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00501001111D

Dear Vivoni:

This letter obligates \$440,597 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 1 0 0 1 1	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446	<b>Financial Analyst:</b> Luis Machargo	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
284		0		0		284

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	3,371	3,371	3,371
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	37		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		37	
15	<b>Total Unit Months</b>	<b>3,408</b>	<b>3,408</b>	<b>3,371</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,234,582	\$1,234,582

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$26.08	\$26.08
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$88,881	\$88,881

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$857	\$857
10	Cost of independent audit	\$231	\$779
11	Funding for resident participation activities	\$7,025	\$7,025
12	Asset management fee	\$13,632	\$13,632
13	Information technology fee	\$6,816	\$6,816
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$28,561</b>	<b>\$29,109</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,352,024</b>	<b>\$1,352,572</b>

**Part B. Formula Income**

01	PUM formula income	\$0.00	\$8.51
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$0.00	\$8.51
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$0</b>	<b>\$29,002</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$1,352,024	\$1,323,570
02	Cost of independent audit (Same as Part A, Line 10)	\$231	\$779
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$1,352,024</b>	<b>\$1,323,570</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$1,323,570
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00501001211D

Dear Vivoni:

This letter obligates \$436,739 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 1 0 0 1 2	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Luis Machargo	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
300		0		0		300

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	3,573	3,573	3,573
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	27		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		27	
15	<b>Total Unit Months</b>	<b>3,600</b>	<b>3,600</b>	<b>3,573</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			298

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,304,136	\$1,304,136

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$25.45	\$25.45
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$91,620	\$91,620

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$920	\$920
10	Cost of independent audit	\$199	\$823
11	Funding for resident participation activities	\$7,450	\$7,450
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	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$30,169</b>	<b>\$30,793</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,425,925</b>	<b>\$1,426,549</b>

**Part B. Formula Income**

01	PUM formula income	\$16.57	\$16.56
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$16.57	\$16.56
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$59,652</b>	<b>\$59,616</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$1,366,273	\$1,366,933
02	Cost of independent audit (Same as Part A, Line 10)	\$199	\$823
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$1,366,273</b>	<b>\$1,366,933</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$1,366,933
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00501001311D

Dear Vivoni:

This letter obligates \$630,527 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 1 0 0 1 3	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
142540090	0446	Juan Marroig	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
420		0		0		420

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	4,767	4,767	4,767
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
<b>Vacant Unit Months</b>				
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	163	163	
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	0	0	
11	Units vacant and not categorized above	110		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		110	
15	<b>Total Unit Months</b>	<b>5,040</b>	<b>5,040</b>	<b>4,767</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			397

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,825,790	\$1,825,790

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$22.49	\$22.49
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$113,350	\$113,350

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$1,077	\$1,077
10	Cost of independent audit	\$231	\$1,153
11	Funding for resident participation activities	\$9,925	\$9,925
12	Asset management fee	\$20,160	\$20,160
13	Information technology fee	\$10,080	\$10,080
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$41,473</b>	<b>\$42,395</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,980,613</b>	<b>\$1,981,535</b>

**Part B. Formula Income**

01	PUM formula income	\$11.07	\$11.07
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$11.07	\$11.07
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$55,793</b>	<b>\$55,793</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$1,924,820	\$1,925,742
02	Cost of independent audit (Same as Part A, Line 10)	\$231	\$1,153
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$1,924,820</b>	<b>\$1,925,742</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$1,925,742
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00501001411D

Dear Vivoni:

This letter obligates \$489,075 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b> Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
<b>4. ACC Number:</b> ACCPR-43		<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	
<b>7. DUNS Number:</b> 142540090		<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 1 0 0 1 4	
<b>8. ROFO Code:</b> 0446		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
		<b>Financial Analyst:</b> JUAN MANUEL RIVERA JONES	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
444		0		0		444

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	4,868	4,868	4,868
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
<b>Vacant Unit Months</b>				
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	211	211	
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	0	0	
11	Units vacant and not categorized above	249		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		160	
15	<b>Total Unit Months</b>	<b>5,328</b>	<b>5,239</b>	<b>4,868</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			406

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,897,880	\$1,897,880

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$22.57	\$22.52
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$118,244	\$117,982

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$11,266	\$11,266
10	Cost of independent audit	\$663	\$1,218
11	Funding for resident participation activities	\$10,150	\$10,150
12	Asset management fee	\$21,312	\$21,312
13	Information technology fee	\$10,656	\$10,656
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$54,047</b>	<b>\$54,602</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$2,070,171</b>	<b>\$2,070,464</b>

**Part B. Formula Income**

01	PUM formula income	\$42.65	\$42.65
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$42.65	\$42.65
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$223,443</b>	<b>\$223,443</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$1,846,728	\$1,847,021
02	Cost of independent audit (Same as Part A, Line 10)	\$663	\$1,218
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$1,846,728</b>	<b>\$1,847,021</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$1,847,021
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00501001511D

Dear Vivoni:

This letter obligates \$449,037 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 1 0 0 1 5	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446	<b>Financial Analyst:</b> Hildamar Ortiz	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
500		0		0		500

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	5,738	5,738	5,738
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
<b>Vacant Unit Months</b>				
05	Units undergoing modernization	180	180	
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	0	0	
11	Units vacant and not categorized above	82		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		82	
15	<b>Total Unit Months</b>	<b>6,000</b>	<b>6,000</b>	<b>5,738</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			478

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$2,173,560	\$2,173,560

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$19.12	\$19.12
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$114,720	\$114,720

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$10,902	\$10,902
10	Cost of independent audit	\$402	\$1,372
11	Funding for resident participation activities	\$11,950	\$11,950
12	Asset management fee	\$24,000	\$24,000
13	Information technology fee	\$12,000	\$12,000
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$59,254</b>	<b>\$60,224</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$2,347,534</b>	<b>\$2,348,504</b>

**Part B. Formula Income**

01	PUM formula income	\$52.31	\$52.31
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$52.31	\$52.31
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$313,860</b>	<b>\$313,860</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$2,033,674	\$2,034,644
02	Cost of independent audit (Same as Part A, Line 10)	\$402	\$1,372
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$2,033,674</b>	<b>\$2,034,644</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$2,034,644
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00501001611D

Dear Vivoni:

This letter obligates \$283,525 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 1 0 0 1 6	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	LINDA HAIGLER	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
344		0		0		344

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	4,080	4,080	4,080
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
<b>Vacant Unit Months</b>				
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		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	0	0	
11	Units vacant and not categorized above	36		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		36	
15	<b>Total Unit Months</b>	<b>4,128</b>	<b>4,128</b>	<b>4,080</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,495,409	\$1,495,409

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$32.18	\$32.18
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$132,839	\$132,839

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$27,790	\$27,790
10	Cost of independent audit	\$1,968	\$944
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	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$63,026</b>	<b>\$62,002</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,691,274</b>	<b>\$1,690,250</b>

**Part B. Formula Income**

01	PUM formula income	\$60.86	\$60.86
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$60.86	\$60.86
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$251,230</b>	<b>\$251,230</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$1,440,044	\$1,439,020
02	Cost of independent audit (Same as Part A, Line 10)	\$1,968	\$944
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$1,440,044</b>	<b>\$1,439,020</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$1,439,020
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00501001711D

Dear Vivoni:

This letter obligates \$332,905 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 1 0 0 1 7	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Nilsa E. Negron	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
325		0		0		325

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	3,843	3,843	3,843
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	57		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		57	
15	<b>Total Unit Months</b>	<b>3,900</b>	<b>3,900</b>	<b>3,843</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			320

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,412,814	\$1,412,814

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$19.05	\$19.05
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$74,295	\$74,295

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$3,970	\$3,970
10	Cost of independent audit	\$213	\$892
11	Funding for resident participation activities	\$8,000	\$8,000
12	Asset management fee	\$15,600	\$15,600
13	Information technology fee	\$7,800	\$7,800
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$35,583</b>	<b>\$36,262</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,522,692</b>	<b>\$1,523,371</b>

**Part B. Formula Income**

01	PUM formula income	\$15.55	\$15.55
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$15.55	\$15.55
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$60,645</b>	<b>\$60,645</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$1,462,047	\$1,462,726
02	Cost of independent audit (Same as Part A, Line 10)	\$213	\$892
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$1,462,047</b>	<b>\$1,462,726</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$1,462,726
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00501001811D

Dear Vivoni:

This letter obligates \$1,263,068 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b> Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
<b>4. ACC Number:</b> ACCPR-43		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30		<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 1 0 0 1 8	
<b>7. DUNS Number:</b> 142540090		<b>8. ROFO Code:</b> 0446	
		<b>Financial Analyst:</b> Jesus r Gimenez	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
850		0		0		850

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	10,075	10,075	10,075
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
<b>Vacant Unit Months</b>				
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		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	0	0	
11	Units vacant and not categorized above	113		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		113	
15	<b>Total Unit Months</b>	<b>10,200</b>	<b>10,200</b>	<b>10,075</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			840

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$3,695,052	\$3,695,052

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$12.64	\$12.64
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$128,928	\$128,928

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$2,545	\$2,545
10	Cost of independent audit	\$463	\$2,332
11	Funding for resident participation activities	\$21,000	\$21,000
12	Asset management fee	\$40,800	\$40,800
13	Information technology fee	\$20,400	\$20,400
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$85,208</b>	<b>\$87,077</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$3,909,188</b>	<b>\$3,911,057</b>

**Part B. Formula Income**

01	PUM formula income	\$6.28	\$6.28
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$6.28	\$6.28
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$64,056</b>	<b>\$64,056</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$3,845,132	\$3,847,001
02	Cost of independent audit (Same as Part A, Line 10)	\$463	\$2,332
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$3,845,132</b>	<b>\$3,847,001</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$3,847,001
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00501001911D

Dear Vivoni:

This letter obligates \$1,437,360 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 1 0 0 1 9	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Jesus Gimenez	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
900		0		0		900

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	10,678	10,678	10,678
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	122		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		122	
15	<b>Total Unit Months</b>	<b>10,800</b>	<b>10,800</b>	<b>10,678</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			890

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$3,912,408	\$3,912,408

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$12.70	\$12.70
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$137,160	\$137,160

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$2,489	\$2,489
10	Cost of independent audit	\$6,322	\$2,470
11	Funding for resident participation activities	\$22,250	\$22,250
12	Asset management fee	\$43,200	\$43,200
13	Information technology fee	\$21,600	\$21,600
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$95,861</b>	<b>\$92,009</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$4,145,429</b>	<b>\$4,141,577</b>

**Part B. Formula Income**

01	PUM formula income	\$8.18	\$8.18
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$8.18	\$8.18
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$88,344</b>	<b>\$88,344</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$4,057,085	\$4,053,233
02	Cost of independent audit (Same as Part A, Line 10)	\$6,322	\$2,470
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$4,057,085</b>	<b>\$4,053,233</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$4,053,233
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00501002011D

Dear Vivoni:

This letter obligates \$594,690 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 1 0 0 2 0	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	JUAN MANUEL RIVERA JONES	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
384		0		0		384

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
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	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
<b>Vacant Unit Months</b>				
05	Units undergoing modernization	1,470	1,470	
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		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	0	0	
11	Units vacant and not categorized above	0		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		0	
15	<b>Total Unit Months</b>	<b>4,608</b>	<b>4,608</b>	<b>3,102</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,669,294	\$1,669,294

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$34.35	\$34.35
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$158,285	\$158,285

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$3,965	\$3,965
10	Cost of independent audit	\$627	\$1,054
11	Funding for resident participation activities	\$6,475	\$6,475
12	Asset management fee	\$18,432	\$18,432
13	Information technology fee	\$9,216	\$9,216
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$38,715</b>	<b>\$39,142</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,866,294</b>	<b>\$1,866,721</b>

**Part B. Formula Income**

01	PUM formula income	\$19.71	\$19.71
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$19.71	\$19.71
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$90,824</b>	<b>\$90,824</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$1,775,470	\$1,775,897
02	Cost of independent audit (Same as Part A, Line 10)	\$627	\$1,054
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$1,775,470</b>	<b>\$1,775,897</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$1,775,897
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00501002111D

Dear Vivoni:

This letter obligates \$1,013,673 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 1 0 0 2 1	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Yvonne Gonzalez Lamadrid	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
508		0		0		508

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	6,074	6,074	6,074
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	22		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		22	
15	<b>Total Unit Months</b>	<b>6,096</b>	<b>6,096</b>	<b>6,074</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			506

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$2,208,337	\$2,208,337

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$40.10	\$40.10
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$244,450	\$244,450

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$1,175	\$1,394
11	Funding for resident participation activities	\$12,650	\$12,650
12	Asset management fee	\$24,480	\$24,384
13	Information technology fee	\$12,240	\$12,192
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$50,545</b>	<b>\$50,620</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$2,503,332</b>	<b>\$2,503,407</b>

**Part B. Formula Income**

01	PUM formula income	\$4.88	\$5.54
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$4.88	\$5.54
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$29,748</b>	<b>\$33,772</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$2,473,584	\$2,469,635
02	Cost of independent audit (Same as Part A, Line 10)	\$1,175	\$1,394
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$2,473,584</b>	<b>\$2,469,635</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$2,469,635
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00501002211D

Dear Vivoni:

This letter obligates \$381,411 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 1 0 0 2 2	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Luis Machargo	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
300		0		0		300

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	3,531	3,531	3,531
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
<b>Vacant Unit Months</b>				
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	30	30	
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	0	0	
11	Units vacant and not categorized above	39		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		39	
15	<b>Total Unit Months</b>	<b>3,600</b>	<b>3,600</b>	<b>3,531</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			294

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,304,136	\$1,304,136

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$47.39	\$47.39
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$170,604	\$170,604

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$3,051	\$3,051
10	Cost of independent audit	\$633	\$823
11	Funding for resident participation activities	\$7,350	\$7,350
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	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$32,634</b>	<b>\$32,824</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,507,374</b>	<b>\$1,507,564</b>

**Part B. Formula Income**

01	PUM formula income	\$13.72	\$13.72
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$13.72	\$13.72
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$49,392</b>	<b>\$49,392</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$1,457,982	\$1,458,172
02	Cost of independent audit (Same as Part A, Line 10)	\$633	\$823
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$1,457,982</b>	<b>\$1,458,172</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$1,458,172
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00501002311D

Dear Vivoni:

This letter obligates \$442,548 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 1 0 0 2 3	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Blanca E. Rosario Gonzalez	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
298		0		0		298

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	2,257	2,257	2,257
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
<b>Vacant Unit Months</b>				
05	Units undergoing modernization	1,236	1,236	
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		0	
07	Units vacant due to litigation	24	24	
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	0	0	
11	Units vacant and not categorized above	35		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		35	
15	<b>Total Unit Months</b>	<b>3,576</b>	<b>3,576</b>	<b>2,257</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			188

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,295,442	\$1,295,442

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$10.44	\$10.44
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$37,333	\$37,333

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$4,016	\$4,016
10	Cost of independent audit	\$588	\$818
11	Funding for resident participation activities	\$4,700	\$4,700
12	Asset management fee	\$14,304	\$14,304
13	Information technology fee	\$7,152	\$7,152
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$30,760</b>	<b>\$30,990</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,363,535</b>	<b>\$1,363,765</b>

**Part B. Formula Income**

01	PUM formula income	\$20.96	\$20.96
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$20.96	\$20.96
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$74,953</b>	<b>\$74,953</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$1,288,582	\$1,288,812
02	Cost of independent audit (Same as Part A, Line 10)	\$588	\$818
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$1,288,582</b>	<b>\$1,288,812</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$1,288,812
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00501002411D

Dear Vivoni:

This letter obligates \$91,582 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 1 0 0 2 4	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Jesus Gimenez	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
113		0		0		113

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,305	1,305	1,305
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
<b>Vacant Unit Months</b>				
05	Units undergoing modernization	0	0	
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		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	0	0	
11	Units vacant and not categorized above	15		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		15	
15	<b>Total Unit Months</b>	<b>1,356</b>	<b>1,356</b>	<b>1,305</b>
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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$491,225	\$491,225

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$38.87	\$38.87
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$52,708	\$52,708

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$9,839	\$9,839
10	Cost of independent audit	\$657	\$310
11	Funding for resident participation activities	\$2,725	\$2,725
12	Asset management fee	\$5,424	\$5,424
13	Information technology fee	\$2,712	\$2,712
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$21,357</b>	<b>\$21,010</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$565,290</b>	<b>\$564,943</b>

**Part B. Formula Income**

01	PUM formula income	\$99.99	\$100.07
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$99.99	\$100.07
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$135,586</b>	<b>\$135,695</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$429,704	\$429,248
02	Cost of independent audit (Same as Part A, Line 10)	\$657	\$310
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$429,704</b>	<b>\$429,248</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$429,248
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00501002511D

Dear Vivoni:

This letter obligates \$9,661 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 1 0 0 2 5	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446	<b>Financial Analyst:</b> Yvonne Gonzalez Lamadrid	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
296		0		0		296

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
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	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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	0		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	3,552		

**Calculations Based on Unit Months:**

14	Limited vacancies		0	
15	<b>Total Unit Months</b>	<b>3,552</b>	<b>0</b>	<b>0</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
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	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$3,661	\$3,661
10	Cost of independent audit	\$306	\$0
11	Funding for resident participation activities	\$0	\$0
12	Asset management fee	\$14,208	\$14,208
13	Information technology fee	\$7,104	\$7,104
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$25,279</b>	<b>\$24,973</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$25,279</b>	<b>\$24,973</b>

**Part B. Formula Income**

01	PUM formula income	\$0.00	\$0.00
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$0.00	\$0.00
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$0</b>	<b>\$0</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$25,279	\$24,973
02	Cost of independent audit (Same as Part A, Line 10)	\$306	\$0
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$25,279</b>	<b>\$24,973</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$24,973
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00501002611D

Dear Vivoni:

This letter obligates \$484,852 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b> Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
<b>4. ACC Number:</b> ACCPR-43		<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	
<b>7. DUNS Number:</b> 142540090		<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 1 0 0 2 6	
<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____		<b>8. ROFO Code:</b> 0446	
		<b>Financial Analyst:</b> Robert Lugo	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
294		0		0		294

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	3,503	3,503	3,503
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
<b>Vacant Unit Months</b>				
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		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	0	0	
11	Units vacant and not categorized above	13		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		13	
15	<b>Total Unit Months</b>	<b>3,528</b>	<b>3,528</b>	<b>3,503</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			292

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,278,053	\$1,278,053

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$10.85	\$10.85
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$38,279	\$38,279

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$463	\$807
11	Funding for resident participation activities	\$7,300	\$7,300
12	Asset management fee	\$14,112	\$14,112
13	Information technology fee	\$7,056	\$7,056
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$28,931</b>	<b>\$29,275</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,345,263</b>	<b>\$1,345,607</b>

**Part B. Formula Income**

01	PUM formula income	\$2.61	\$2.61
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$2.61	\$2.61
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$9,208</b>	<b>\$9,208</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$1,336,055	\$1,336,399
02	Cost of independent audit (Same as Part A, Line 10)	\$463	\$807
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$1,336,055</b>	<b>\$1,336,399</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$1,336,399
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00501002711D

Dear Vivoni:

This letter obligates \$340,999 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 1 0 0 2 7	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Luis Machargo	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
300		0		0		300

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	3,458	3,458	3,458
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
<b>Vacant Unit Months</b>				
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	48	48	
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	0	0	
11	Units vacant and not categorized above	94		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		94	
15	<b>Total Unit Months</b>	<b>3,600</b>	<b>3,600</b>	<b>3,458</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,304,136	\$1,304,136

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$23.55	\$23.55
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$84,780	\$84,780

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$12,995	\$12,995
10	Cost of independent audit	\$1,102	\$823
11	Funding for resident participation activities	\$7,200	\$7,200
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	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$42,897</b>	<b>\$42,618</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,431,813</b>	<b>\$1,431,534</b>

**Part B. Formula Income**

01	PUM formula income	\$58.97	\$59.03
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$58.97	\$59.03
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$212,292</b>	<b>\$212,508</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$1,219,521	\$1,219,026
02	Cost of independent audit (Same as Part A, Line 10)	\$1,102	\$823
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$1,219,521</b>	<b>\$1,219,026</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$1,219,026
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00501002811D

Dear Vivoni:

This letter obligates \$532,172 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 1 0 0 2 8	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446	<b>Financial Analyst:</b> Hildamar Ortiz	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
334		0		0		334

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	3,357	3,357	3,357
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
<b>Vacant Unit Months</b>				
05	Units undergoing modernization	651	651	
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	0	0	
11	Units vacant and not categorized above	0		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		0	
15	<b>Total Unit Months</b>	<b>4,008</b>	<b>4,008</b>	<b>3,357</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			280

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,451,938	\$1,451,938

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$14.81	\$14.81
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$59,358	\$59,358

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$2,126	\$2,126
10	Cost of independent audit	\$287	\$917
11	Funding for resident participation activities	\$7,000	\$7,000
12	Asset management fee	\$16,032	\$16,032
13	Information technology fee	\$8,016	\$8,016
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$33,461</b>	<b>\$34,091</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,544,757</b>	<b>\$1,545,387</b>

**Part B. Formula Income**

01	PUM formula income	\$31.39	\$31.39
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$31.39	\$31.39
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$125,811</b>	<b>\$125,811</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$1,418,946	\$1,419,576
02	Cost of independent audit (Same as Part A, Line 10)	\$287	\$917
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$1,418,946</b>	<b>\$1,419,576</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$1,419,576
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00501002911D

Dear Vivoni:

This letter obligates \$170,682 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 1 0 0 2 9	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Jenniffer Rodriguez-Rivera	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
150		0		0		150

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,633	1,633	1,633
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
<b>Vacant Unit Months</b>				
05	Units undergoing modernization	91	91	
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	0	0	
11	Units vacant and not categorized above	76		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		54	
15	<b>Total Unit Months</b>	<b>1,800</b>	<b>1,778</b>	<b>1,633</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			136

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$644,098	\$644,098

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$35.15	\$35.15
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$62,497	\$62,497

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$467	\$412
11	Funding for resident participation activities	\$3,400	\$3,400
12	Asset management fee	\$7,200	\$7,200
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	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$14,667</b>	<b>\$14,612</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$721,262</b>	<b>\$721,207</b>

**Part B. Formula Income**

01	PUM formula income	\$51.45	\$51.45
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$51.45	\$51.45
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$91,478</b>	<b>\$91,478</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$629,784	\$629,729
02	Cost of independent audit (Same as Part A, Line 10)	\$467	\$412
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$629,784</b>	<b>\$629,729</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$629,729
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00501003011D

Dear Vivoni:

This letter obligates \$222,771 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 1 0 0 3 0	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Hildamar Ortiz	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
196		0		0		196

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	2,265	2,265	2,265
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
<b>Vacant Unit Months</b>				
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	7	7	
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	0	0	
11	Units vacant and not categorized above	80		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		71	
15	<b>Total Unit Months</b>	<b>2,352</b>	<b>2,343</b>	<b>2,265</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			189

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$848,775	\$848,775

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$25.90	\$25.90
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$60,684	\$60,684

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$7,917	\$7,917
10	Cost of independent audit	\$472	\$538
11	Funding for resident participation activities	\$4,725	\$4,725
12	Asset management fee	\$9,408	\$9,408
13	Information technology fee	\$4,704	\$4,704
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$27,226</b>	<b>\$27,292</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$936,685</b>	<b>\$936,751</b>

**Part B. Formula Income**

01	PUM formula income	\$48.28	\$48.28
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$48.28	\$48.28
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$113,120</b>	<b>\$113,120</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$823,565	\$823,631
02	Cost of independent audit (Same as Part A, Line 10)	\$472	\$538
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$823,565</b>	<b>\$823,631</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$823,631
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00501003111D

Dear Vivoni:

This letter obligates \$15,079 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 1 0 0 3 1	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Juan O. Rodriguez	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
152		0		0		152

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,787	1,787	1,787
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
<b>Vacant Unit Months</b>				
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	2	2	
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	0	0	
11	Units vacant and not categorized above	35		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		35	
15	<b>Total Unit Months</b>	<b>1,824</b>	<b>1,824</b>	<b>1,787</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			149

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$660,762	\$660,762

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$9.16	\$9.16
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$16,708	\$16,708

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$45,387	\$45,387
10	Cost of independent audit	\$2,056	\$417
11	Funding for resident participation activities	\$3,725	\$3,725
12	Asset management fee	\$7,296	\$7,296
13	Information technology fee	\$3,648	\$3,648
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$62,112</b>	<b>\$60,473</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$739,582</b>	<b>\$737,943</b>

**Part B. Formula Income**

01	PUM formula income	\$159.52	\$159.52
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$159.52	\$159.52
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$290,964</b>	<b>\$290,964</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$448,618	\$446,979
02	Cost of independent audit (Same as Part A, Line 10)	\$2,056	\$417
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$448,618</b>	<b>\$446,979</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$446,979
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00501003211D

Dear Vivoni:

This letter obligates \$193,478 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b> Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
<b>4. ACC Number:</b> ACCPR-43		<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	
<b>7. DUNS Number:</b> 142540090		<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 1 0 0 3 2	
<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____		<b>8. ROFO Code:</b> 0446	
		<b>Financial Analyst:</b> Luis Machargo	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
250		0		0		250

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	2,927	2,927	2,927
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	73		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		73	
15	<b>Total Unit Months</b>	<b>3,000</b>	<b>3,000</b>	<b>2,927</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			244

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,086,780	\$1,086,780

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$12.06	\$12.06
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$36,180	\$36,180

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$13,173	\$13,173
10	Cost of independent audit	\$796	\$686
11	Funding for resident participation activities	\$6,100	\$6,100
12	Asset management fee	\$12,000	\$12,000
13	Information technology fee	\$6,000	\$6,000
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$38,069</b>	<b>\$37,959</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,161,029</b>	<b>\$1,160,919</b>

**Part B. Formula Income**

01	PUM formula income	\$67.75	\$67.75
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$67.75	\$67.75
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$203,250</b>	<b>\$203,250</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$957,779	\$957,669
02	Cost of independent audit (Same as Part A, Line 10)	\$796	\$686
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$957,779</b>	<b>\$957,669</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$957,669
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00501003311D

Dear Vivoni:

This letter obligates \$462,989 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 1 0 0 3 3	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	PEDRO PARES	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
300		0		0		300

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	3,587	3,587	3,587
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	13		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		13	
15	<b>Total Unit Months</b>	<b>3,600</b>	<b>3,600</b>	<b>3,587</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			299

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,304,136	\$1,304,136

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$19.93	\$19.93
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$71,748	\$71,748

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$463	\$823
11	Funding for resident participation activities	\$7,475	\$7,475
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	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$29,538</b>	<b>\$29,898</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,405,422</b>	<b>\$1,405,782</b>

**Part B. Formula Income**

01	PUM formula income	\$5.03	\$5.03
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$5.03	\$5.03
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$18,108</b>	<b>\$18,108</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$1,387,314	\$1,387,674
02	Cost of independent audit (Same as Part A, Line 10)	\$463	\$823
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$1,387,314</b>	<b>\$1,387,674</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$1,387,674
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00501003411D

Dear Vivoni:

This letter obligates \$322,580 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 1 0 0 3 4	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Luis Machargo	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
231		0		0		231

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	2,618	2,618	2,618
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	154		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		83	
15	<b>Total Unit Months</b>	<b>2,772</b>	<b>2,701</b>	<b>2,618</b>
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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$978,464	\$978,464

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$13.32	\$13.32
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$35,977	\$35,977

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$1,039	\$1,039
10	Cost of independent audit	\$347	\$634
11	Funding for resident participation activities	\$5,450	\$5,450
12	Asset management fee	\$11,088	\$11,088
13	Information technology fee	\$5,544	\$5,544
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$23,468</b>	<b>\$23,755</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,037,909</b>	<b>\$1,038,196</b>

**Part B. Formula Income**

01	PUM formula income	\$8.68	\$8.68
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$8.68	\$8.68
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$23,445</b>	<b>\$23,445</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$1,014,464	\$1,014,751
02	Cost of independent audit (Same as Part A, Line 10)	\$347	\$634
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$1,014,464</b>	<b>\$1,014,751</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$1,014,751
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00501003511D

Dear Vivoni:

This letter obligates \$420,663 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 1 0 0 3 5	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446	<b>Financial Analyst:</b> Nilsa E. Negron	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
328		0		0		328

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	3,399	3,399	3,399
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
<b>Vacant Unit Months</b>				
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	167	167	
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	0	0	
11	Units vacant and not categorized above	370		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		118	
15	<b>Total Unit Months</b>	<b>3,936</b>	<b>3,684</b>	<b>3,399</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			283

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,334,566	\$1,334,566

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$43.56	\$43.56
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$160,475	\$160,475

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$8,014	\$8,014
10	Cost of independent audit	\$463	\$900
11	Funding for resident participation activities	\$7,075	\$7,075
12	Asset management fee	\$15,744	\$15,744
13	Information technology fee	\$7,872	\$7,872
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$39,168</b>	<b>\$39,605</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,534,209</b>	<b>\$1,534,646</b>

**Part B. Formula Income**

01	PUM formula income	\$20.25	\$20.25
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$20.25	\$20.25
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$74,601</b>	<b>\$74,601</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$1,459,608	\$1,460,045
02	Cost of independent audit (Same as Part A, Line 10)	\$463	\$900
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$1,459,608</b>	<b>\$1,460,045</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$1,460,045
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00501003611D

Dear Vivoni:

This letter obligates \$368,920 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 1 0 0 3 6	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Luis Machargo	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
370		0		0		370

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	4,089	4,089	4,089
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
<b>Vacant Unit Months</b>				
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	117	117	
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	0	0	
11	Units vacant and not categorized above	234		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		133	
15	<b>Total Unit Months</b>	<b>4,440</b>	<b>4,339</b>	<b>4,089</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			341

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,571,846	\$1,571,846

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$41.80	\$41.80
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$181,370	\$181,370

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$11,725	\$11,725
10	Cost of independent audit	\$535	\$1,015
11	Funding for resident participation activities	\$8,525	\$8,525
12	Asset management fee	\$17,760	\$17,760
13	Information technology fee	\$8,880	\$8,880
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$47,425</b>	<b>\$47,905</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,800,641</b>	<b>\$1,801,121</b>

**Part B. Formula Income**

01	PUM formula income	\$54.38	\$54.38
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$54.38	\$54.38
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$235,955</b>	<b>\$235,955</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$1,564,686	\$1,565,166
02	Cost of independent audit (Same as Part A, Line 10)	\$535	\$1,015
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$1,564,686</b>	<b>\$1,565,166</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$1,565,166
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00501003711D

Dear Vivoni:

This letter obligates \$111,683 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 1 0 0 3 7	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
142540090	0446	Juan Marroig	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
100		0		0		100

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,175	1,175	1,175
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
<b>Vacant Unit Months</b>				
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	5	5	
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	0	0	
11	Units vacant and not categorized above	20		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		20	
15	<b>Total Unit Months</b>	<b>1,200</b>	<b>1,200</b>	<b>1,175</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$434,712	\$434,712

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$1.65	\$1.65
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$1,980	\$1,980

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$4,231	\$4,231
10	Cost of independent audit	\$451	\$274
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	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$14,332</b>	<b>\$14,155</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$451,024</b>	<b>\$450,847</b>

**Part B. Formula Income**

01	PUM formula income	\$38.99	\$38.99
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$38.99	\$38.99
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$46,788</b>	<b>\$46,788</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$404,236	\$404,059
02	Cost of independent audit (Same as Part A, Line 10)	\$451	\$274
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$404,236</b>	<b>\$404,059</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$404,059
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00501003811D

Dear Vivoni:

This letter obligates \$0 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b> Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
<b>4. ACC Number:</b> ACCPR-43		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30		<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 1 0 0 3 8	
<b>7. DUNS Number:</b> 142540090		<b>8. ROFO Code:</b> 0446	
		<b>Financial Analyst:</b> Jenniffer Rodriguez-Rivera	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
204		0		0		204

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	609	609	609
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	1,839		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		73	
15	<b>Total Unit Months</b>	<b>2,448</b>	<b>682</b>	<b>609</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			51

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$886,812	\$247,061

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$5.36	\$19.25
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$13,121	\$13,129

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$3,420	\$3,420
10	Cost of independent audit	\$460	\$0
11	Funding for resident participation activities	\$1,275	\$1,275
12	Asset management fee	\$9,792	\$9,792
13	Information technology fee	\$4,896	\$4,896
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$19,843</b>	<b>\$19,383</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$919,776</b>	<b>\$279,573</b>

**Part B. Formula Income**

01	PUM formula income	\$171.10	\$171.10
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$171.10	\$171.10
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$418,853</b>	<b>\$116,690</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$500,923	\$162,883
02	Cost of independent audit (Same as Part A, Line 10)	\$460	\$0
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$500,923</b>	<b>\$162,883</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$162,883
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00501003911D

Dear Vivoni:

This letter obligates \$57,156 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 1 0 0 3 9	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Jenniffer Rodriguez-Rivera	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
194		0		0		194

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	2,091	2,091	2,091
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
<b>Vacant Unit Months</b>				
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	60	60	
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	0	0	
11	Units vacant and not categorized above	177		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		70	
15	<b>Total Unit Months</b>	<b>2,328</b>	<b>2,221</b>	<b>2,091</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			174

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$804,579	\$804,579

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$5.46	\$5.46
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$12,127	\$12,127

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$17,599	\$17,599
10	Cost of independent audit	\$752	\$532
11	Funding for resident participation activities	\$4,350	\$4,350
12	Asset management fee	\$9,312	\$9,312
13	Information technology fee	\$4,656	\$4,656
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$36,669</b>	<b>\$36,449</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$853,375</b>	<b>\$853,155</b>

**Part B. Formula Income**

01	PUM formula income	\$107.95	\$107.90
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$107.95	\$107.90
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$239,757</b>	<b>\$239,646</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$613,618	\$613,509
02	Cost of independent audit (Same as Part A, Line 10)	\$752	\$532
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$613,618</b>	<b>\$613,509</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$613,509
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00501004011D

Dear Vivoni:

This letter obligates \$431,882 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 1 0 0 4 0	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Jenniffer Rodriguez-Rivera	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
240		0		0		240

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	2,822	2,822	2,822
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	58		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		58	
15	<b>Total Unit Months</b>	<b>2,880</b>	<b>2,880</b>	<b>2,822</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,043,309	\$1,043,309

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$63.24	\$63.24
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$182,131	\$182,131

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$3,107	\$3,107
10	Cost of independent audit	\$345	\$659
11	Funding for resident participation activities	\$5,875	\$5,875
12	Asset management fee	\$11,520	\$11,520
13	Information technology fee	\$5,760	\$5,760
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$26,607</b>	<b>\$26,921</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,252,047</b>	<b>\$1,252,361</b>

**Part B. Formula Income**

01	PUM formula income	\$52.30	\$52.30
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$52.30	\$52.30
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$150,624</b>	<b>\$150,624</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$1,101,423	\$1,101,737
02	Cost of independent audit (Same as Part A, Line 10)	\$345	\$659
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$1,101,423</b>	<b>\$1,101,737</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$1,101,737
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00501004111D

Dear Vivoni:

This letter obligates \$264,769 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 1 0 0 4 1	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446	<b>Financial Analyst:</b> Robert Lugo	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
100		0		0		100

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,164	1,164	1,164
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	36		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		36	
15	<b>Total Unit Months</b>	<b>1,200</b>	<b>1,200</b>	<b>1,164</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$434,712	\$434,712

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$100.08	\$100.08
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$120,096	\$120,096

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$1,770	\$1,770
10	Cost of independent audit	\$74	\$274
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	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$11,469</b>	<b>\$11,669</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$566,277</b>	<b>\$566,477</b>

**Part B. Formula Income**

01	PUM formula income	\$27.49	\$27.49
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$27.49	\$27.49
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$32,988</b>	<b>\$32,988</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$533,289	\$533,489
02	Cost of independent audit (Same as Part A, Line 10)	\$74	\$274
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$533,289</b>	<b>\$533,489</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$533,489
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00501004211D

Dear Vivoni:

This letter obligates \$99,107 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 1 0 0 4 2	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Jesus Gimenez	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
52		0		0		52

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	619	619	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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	5		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		5	
15	<b>Total Unit Months</b>	<b>624</b>	<b>624</b>	<b>619</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$226,050	\$226,050

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$28.32	\$28.32
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$17,672	\$17,672

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$403	\$143
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	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$5,447</b>	<b>\$5,187</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$249,169</b>	<b>\$248,909</b>

**Part B. Formula Income**

01	PUM formula income	\$43.44	\$43.44
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$43.44	\$43.44
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$27,107</b>	<b>\$27,107</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$222,062	\$221,802
02	Cost of independent audit (Same as Part A, Line 10)	\$403	\$143
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$222,062</b>	<b>\$221,802</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$221,802
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00501004311D

Dear Vivoni:

This letter obligates \$406,720 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b> Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
<b>4. ACC Number:</b> ACCPR-43		<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	
<b>7. DUNS Number:</b> 142540090		<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 1 0 0 4 3	
<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____		<b>8. ROFO Code:</b> 0446	
		<b>Financial Analyst:</b> Hildamar Ortiz	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
308		0		0		308

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	2,931	2,931	2,931
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
<b>Vacant Unit Months</b>				
05	Units undergoing modernization	734	734	
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	0	0	
11	Units vacant and not categorized above	31		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		31	
15	<b>Total Unit Months</b>	<b>3,696</b>	<b>3,696</b>	<b>2,931</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			244

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,338,913	\$1,338,913

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$13.55	\$13.55
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$50,081	\$50,081

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$4,412	\$4,412
10	Cost of independent audit	\$426	\$845
11	Funding for resident participation activities	\$6,100	\$6,100
12	Asset management fee	\$14,784	\$14,784
13	Information technology fee	\$7,392	\$7,392
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$33,114</b>	<b>\$33,533</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,422,108</b>	<b>\$1,422,527</b>

**Part B. Formula Income**

01	PUM formula income	\$21.06	\$20.50
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$21.06	\$20.50
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$77,838</b>	<b>\$75,768</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$1,344,270	\$1,346,759
02	Cost of independent audit (Same as Part A, Line 10)	\$426	\$845
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$1,344,270</b>	<b>\$1,346,759</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$1,346,759
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00501004411D

Dear Vivoni:

This letter obligates \$321,831 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 1 0 0 4 4	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446	<b>Financial Analyst:</b> Yvonne Gonzalez Lamadrid	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
208		0		0		208

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	2,424	2,424	2,424
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	72		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		72	
15	<b>Total Unit Months</b>	<b>2,496</b>	<b>2,496</b>	<b>2,424</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			202

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$904,201	\$904,201

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$33.23	\$33.23
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$82,942	\$82,942

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$4,830	\$4,830
10	Cost of independent audit	\$185	\$571
11	Funding for resident participation activities	\$5,050	\$5,050
12	Asset management fee	\$9,984	\$9,984
13	Information technology fee	\$4,992	\$4,992
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$25,041</b>	<b>\$25,427</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,012,184</b>	<b>\$1,012,570</b>

**Part B. Formula Income**

01	PUM formula income	\$57.34	\$57.34
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$57.34	\$57.34
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$143,121</b>	<b>\$143,121</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$869,063	\$869,449
02	Cost of independent audit (Same as Part A, Line 10)	\$185	\$571
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$869,063</b>	<b>\$869,449</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$869,449
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00501004511D

Dear Vivoni:

This letter obligates \$71,584 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 1 0 0 4 5	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446	<b>Financial Analyst:</b> Yvonne Gonzalez Lamadrid	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
220		0		0		220

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	2,432	2,432	2,432
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
<b>Vacant Unit Months</b>				
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	130	130	
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	0	0	
11	Units vacant and not categorized above	78		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		78	
15	<b>Total Unit Months</b>	<b>2,640</b>	<b>2,640</b>	<b>2,432</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			203

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$956,366	\$956,366

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$37.53	\$37.53
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$99,079	\$99,079

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$9,307	\$9,307
10	Cost of independent audit	\$536	\$604
11	Funding for resident participation activities	\$5,075	\$5,075
12	Asset management fee	\$10,560	\$10,560
13	Information technology fee	\$5,280	\$5,280
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$30,758</b>	<b>\$30,826</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,086,203</b>	<b>\$1,086,271</b>

**Part B. Formula Income**

01	PUM formula income	\$54.79	\$54.79
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$54.79	\$54.79
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$144,646</b>	<b>\$144,646</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$941,557	\$941,625
02	Cost of independent audit (Same as Part A, Line 10)	\$536	\$604
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$941,557</b>	<b>\$941,625</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$941,625
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00501004611D

Dear Vivoni:

This letter obligates \$0 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 1 0 0 4 6	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Hildamar Ortiz	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
240		0		0		240

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	2,744	2,744	2,744
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
<b>Vacant Unit Months</b>				
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	38	38	
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	0	0	
11	Units vacant and not categorized above	98		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		86	
15	<b>Total Unit Months</b>	<b>2,880</b>	<b>2,868</b>	<b>2,744</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			229

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,038,962	\$1,038,962

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$17.88	\$17.88
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$51,280	\$51,280

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$14,089	\$14,089
10	Cost of independent audit	\$523	\$659
11	Funding for resident participation activities	\$5,725	\$5,725
12	Asset management fee	\$11,520	\$11,520
13	Information technology fee	\$5,760	\$5,760
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$37,617</b>	<b>\$37,753</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,127,859</b>	<b>\$1,127,995</b>

**Part B. Formula Income**

01	PUM formula income	\$79.41	\$79.70
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$79.41	\$79.70
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$227,748</b>	<b>\$228,580</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$900,111	\$899,415
02	Cost of independent audit (Same as Part A, Line 10)	\$523	\$659
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$900,111</b>	<b>\$899,415</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$899,415
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00501004711D

Dear Vivoni:

This letter obligates \$0 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 1 0 0 4 7	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446	<b>Financial Analyst:</b> Blanca E. Rosario Gonzalez	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
380		0		0		380

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
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	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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	0		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	4,560		

**Calculations Based on Unit Months:**

14	Limited vacancies		0	
15	<b>Total Unit Months</b>	<b>4,560</b>	<b>0</b>	<b>0</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
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	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$334	\$0
11	Funding for resident participation activities	\$0	\$0
12	Asset management fee	\$18,240	\$18,240
13	Information technology fee	\$9,120	\$9,120
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$27,694</b>	<b>\$27,360</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$27,694</b>	<b>\$27,360</b>

**Part B. Formula Income**

01	PUM formula income	\$23.64	\$0.00
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$23.64	\$0.00
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$0</b>	<b>\$0</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$27,694	\$27,360
02	Cost of independent audit (Same as Part A, Line 10)	\$334	\$0
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$27,694</b>	<b>\$27,360</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$27,360
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00501004811D

Dear Vivoni:

This letter obligates \$0 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 1 0 0 4 8	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	LINDA HAIGLER	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
304		0		0		304

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	3,478	3,478	3,478
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
<b>Vacant Unit Months</b>				
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	76	76	
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	0	0	
11	Units vacant and not categorized above	94		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		94	
15	<b>Total Unit Months</b>	<b>3,648</b>	<b>3,648</b>	<b>3,478</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			290

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,321,524	\$1,321,524

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$22.40	\$22.40
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$81,715	\$81,715

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$1,630	\$1,630
10	Cost of independent audit	\$116	\$834
11	Funding for resident participation activities	\$7,250	\$7,250
12	Asset management fee	\$14,592	\$14,592
13	Information technology fee	\$7,296	\$7,296
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$30,884</b>	<b>\$31,602</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$1,434,123</b>	<b>\$1,434,841</b>

**Part B. Formula Income**

01	PUM formula income	\$15.58	\$15.57
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$15.58	\$15.57
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$56,836</b>	<b>\$56,799</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$1,377,287	\$1,378,042
02	Cost of independent audit (Same as Part A, Line 10)	\$116	\$834
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$1,377,287</b>	<b>\$1,378,042</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$1,378,042
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00501004911D

Dear Vivoni:

This letter obligates \$0 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 1 0 0 4 9	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Robert Lugo	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
200		0		0		200

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	558	558	558
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	1,842		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		72	
15	<b>Total Unit Months</b>	<b>2,400</b>	<b>630</b>	<b>558</b>
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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$869,424	\$228,224

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$7.49	\$7.49
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$17,976	\$4,719

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$157	\$157
10	Cost of independent audit	\$147	\$549
11	Funding for resident participation activities	\$1,175	\$1,175
12	Asset management fee	\$9,600	\$9,600
13	Information technology fee	\$4,800	\$4,800
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$15,879</b>	<b>\$16,281</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$903,279</b>	<b>\$249,224</b>

**Part B. Formula Income**

01	PUM formula income	\$56.89	\$56.89
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$56.89	\$56.89
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$136,536</b>	<b>\$35,841</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$766,743	\$213,383
02	Cost of independent audit (Same as Part A, Line 10)	\$147	\$549
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$766,743</b>	<b>\$213,383</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$213,383
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00501005011D

Dear Vivoni:

This letter obligates \$0 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 1 0 0 5 0	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Robert Lugo	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
200		0		0		200

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	2,397	2,397	2,397
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	3		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		3	
15	<b>Total Unit Months</b>	<b>2,400</b>	<b>2,400</b>	<b>2,397</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			200

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$869,424	\$869,424

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$20.55	\$20.55
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$49,320	\$49,320

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$231	\$549
11	Funding for resident participation activities	\$5,000	\$5,000
12	Asset management fee	\$9,600	\$9,600
13	Information technology fee	\$4,800	\$4,800
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$19,631</b>	<b>\$19,949</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$938,375</b>	<b>\$938,693</b>

**Part B. Formula Income**

01	PUM formula income	\$9.28	\$9.28
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$9.28	\$9.28
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$22,272</b>	<b>\$22,272</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$916,103	\$916,421
02	Cost of independent audit (Same as Part A, Line 10)	\$231	\$549
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$916,103</b>	<b>\$916,421</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$916,421
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00501005111D

Dear Vivoni:

This letter obligates \$0 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b> Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
<b>4. ACC Number:</b> ACCPR-43		<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	
<b>7. DUNS Number:</b> 142540090		<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 1 0 0 5 1	
<b>8. ROFO Code:</b> 0446		<b>3. Type of Submission:</b> <input type="checkbox"/> Original <input checked="" type="checkbox"/> Revision No. _____	
		<b>Financial Analyst:</b> Yvonne Gonzalez Lamadrid	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
184		0		0		184

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,758	1,758	1,758
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
<b>Vacant Unit Months</b>				
05	Units undergoing modernization	438	438	
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		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	0	0	
11	Units vacant and not categorized above	0		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		0	
15	<b>Total Unit Months</b>	<b>2,208</b>	<b>2,208</b>	<b>1,758</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			147

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$799,870	\$799,870

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$10.22	\$10.22
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$22,566	\$22,566

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$8,692	\$8,692
10	Cost of independent audit	\$654	\$505
11	Funding for resident participation activities	\$3,675	\$3,675
12	Asset management fee	\$8,832	\$8,832
13	Information technology fee	\$4,416	\$4,416
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$26,269</b>	<b>\$26,120</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$848,705</b>	<b>\$848,556</b>

**Part B. Formula Income**

01	PUM formula income	\$66.12	\$66.12
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$66.12	\$66.12
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$145,993</b>	<b>\$145,993</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$702,712	\$702,563
02	Cost of independent audit (Same as Part A, Line 10)	\$654	\$505
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$702,712</b>	<b>\$702,563</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$702,563
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00501005211D

Dear Vivoni:

This letter obligates \$0 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b> Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
<b>4. ACC Number:</b> ACCPR-43		<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	
<b>7. DUNS Number:</b> 142540090		<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 1 0 0 5 2	
<b>8. ROFO Code:</b> 0446		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
		<b>Financial Analyst:</b> Jesus Gimenez	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
168		0		0		168

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,996	1,996	1,996
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
<b>Vacant Unit Months</b>				
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		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	0	0	
11	Units vacant and not categorized above	8		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		8	
15	<b>Total Unit Months</b>	<b>2,016</b>	<b>2,016</b>	<b>1,996</b>
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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$730,316	\$730,316

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$3.90	\$3.90
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$7,862	\$7,862

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$46	\$461
11	Funding for resident participation activities	\$4,150	\$4,150
12	Asset management fee	\$8,064	\$8,064
13	Information technology fee	\$4,032	\$4,032
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$16,292</b>	<b>\$16,707</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$754,470</b>	<b>\$754,885</b>

**Part B. Formula Income**

01	PUM formula income	\$23.22	\$23.22
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$23.22	\$23.22
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$46,812</b>	<b>\$46,812</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$707,658	\$708,073
02	Cost of independent audit (Same as Part A, Line 10)	\$46	\$461
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$707,658</b>	<b>\$708,073</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$708,073
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00501005311D

Dear Vivoni:

This letter obligates \$0 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 1 0 0 5 3	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Juan O. Rodriguez	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
111		0		9		102

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,226	1,226	1,226
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	14		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		14	
15	<b>Total Unit Months</b>	<b>1,240</b>	<b>1,240</b>	<b>1,226</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$449,202	\$449,202

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$27.67	\$27.67
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$34,311	\$34,311

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$1,222	\$1,222
10	Cost of independent audit	\$102	\$0
11	Funding for resident participation activities	\$2,550	\$2,550
12	Asset management fee	\$4,960	\$4,960
13	Information technology fee	\$2,480	\$2,480
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$11,314</b>	<b>\$11,212</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$494,827</b>	<b>\$494,725</b>

**Part B. Formula Income**

01	PUM formula income	\$19.15	\$19.15
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$19.15	\$19.15
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$23,746</b>	<b>\$23,746</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$471,081	\$470,979
02	Cost of independent audit (Same as Part A, Line 10)	\$102	\$0
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$471,081</b>	<b>\$470,979</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$470,979
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00501005411D

Dear Vivoni:

This letter obligates \$0 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 1 0 0 5 4	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
142540090	0446	Juan Marroig	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
130		0		0		130

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,392	1,392	1,392
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
<b>Vacant Unit Months</b>				
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		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	0	0	
11	Units vacant and not categorized above	156		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		47	
15	<b>Total Unit Months</b>	<b>1,560</b>	<b>1,451</b>	<b>1,392</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$525,639	\$525,639

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$12.40	\$12.40
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$17,992	\$17,992

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$1,925	\$357
11	Funding for resident participation activities	\$2,900	\$2,900
12	Asset management fee	\$6,240	\$6,240
13	Information technology fee	\$3,120	\$3,120
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$14,185</b>	<b>\$12,617</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$557,816</b>	<b>\$556,248</b>

**Part B. Formula Income**

01	PUM formula income	\$37.94	\$37.97
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$37.94	\$37.97
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$55,051</b>	<b>\$55,094</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$502,765	\$501,154
02	Cost of independent audit (Same as Part A, Line 10)	\$1,925	\$357
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$502,765</b>	<b>\$501,154</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$501,154
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00501005511D

Dear Vivoni:

This letter obligates \$0 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b>	<b>5. Fiscal Year End:</b>	<b>6. Operating Fund Project Number:</b>	
ACCPR-43	<input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	R Q 0 0 5 0 1 0 0 5 5	
<b>7. DUNS Number:</b>	<b>HUD Use Only</b>		
142540090	<b>8. ROFO Code:</b>	<b>Financial Analyst:</b>	
	0446	Juan Marroig	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
100		0		0		100

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,178	1,178	1,178
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
<b>Vacant Unit Months</b>				
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		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	0	0	
11	Units vacant and not categorized above	10		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		10	
15	<b>Total Unit Months</b>	<b>1,200</b>	<b>1,200</b>	<b>1,178</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$434,712	\$434,712

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$128.10	\$128.10
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$153,720	\$153,720

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$8,828	\$8,828
10	Cost of independent audit	\$992	\$992
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	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$19,470</b>	<b>\$19,470</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$607,902</b>	<b>\$607,902</b>

**Part B. Formula Income**

01	PUM formula income	\$93.23	\$93.39
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$93.23	\$93.39
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$111,876</b>	<b>\$112,068</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$496,026	\$495,834
02	Cost of independent audit (Same as Part A, Line 10)	\$992	\$992
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$496,026</b>	<b>\$495,834</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$495,834
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00501005611D

Dear Vivoni:

This letter obligates \$0 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 1 0 0 5 6	
<b>7. DUNS Number:</b> 142540090	<b>HUD Use Only</b>		<b>8. ROFO Code:</b> 0446
		<b>Financial Analyst:</b> Jenniffer Rodriguez-Rivera	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
162		0		0		162

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,819	1,819	1,819
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
<b>Vacant Unit Months</b>				
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	98	98	
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	0	0	
11	Units vacant and not categorized above	27		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		27	
15	<b>Total Unit Months</b>	<b>1,944</b>	<b>1,944</b>	<b>1,819</b>
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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$704,233	\$704,233

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$16.27	\$16.27
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$31,629	\$31,629

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$231	\$445
11	Funding for resident participation activities	\$3,800	\$3,800
12	Asset management fee	\$7,776	\$7,776
13	Information technology fee	\$3,888	\$3,888
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$15,695</b>	<b>\$15,909</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$751,557</b>	<b>\$751,771</b>

**Part B. Formula Income**

01	PUM formula income	\$20.18	\$20.17
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$20.18	\$20.17
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$39,230</b>	<b>\$39,210</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$712,327	\$712,561
02	Cost of independent audit (Same as Part A, Line 10)	\$231	\$445
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$712,327</b>	<b>\$712,561</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$712,561
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00501005711D

Dear Vivoni:

This letter obligates \$0 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 1 0 0 5 7	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446	<b>Financial Analyst:</b> PEDRO PARES	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
80		0		0		80

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	959	959	959
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	1		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		1	
15	<b>Total Unit Months</b>	<b>960</b>	<b>960</b>	<b>959</b>
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			80

**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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$347,770	\$347,770

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$13.44	\$13.44
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$12,902	\$12,902

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$1,686	\$1,686
10	Cost of independent audit	\$211	\$220
11	Funding for resident participation activities	\$2,000	\$2,000
12	Asset management fee	\$3,840	\$3,840
13	Information technology fee	\$1,920	\$1,920
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$9,657</b>	<b>\$9,666</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$370,329</b>	<b>\$370,338</b>

**Part B. Formula Income**

01	PUM formula income	\$14.78	\$14.78
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$14.78	\$14.78
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$14,189</b>	<b>\$14,189</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$356,140	\$356,149
02	Cost of independent audit (Same as Part A, Line 10)	\$211	\$220
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$356,140</b>	<b>\$356,149</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$356,149
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00501005811D

Dear Vivoni:

This letter obligates \$0 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b> Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
<b>4. ACC Number:</b> ACCPR-43		<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	
<b>7. DUNS Number:</b> 142540090		<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 1 0 0 5 8	
<b>8. ROFO Code:</b> 0446		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
		<b>Financial Analyst:</b> Jesus Gimenez	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
166		0		0		166

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
01	Occupied dwelling units - by public housing eligible family under lease	1,959	1,959	1,959
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	33		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		33	
15	<b>Total Unit Months</b>	<b>1,992</b>	<b>1,992</b>	<b>1,959</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$721,622	\$721,622

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$39.85	\$39.85
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$79,381	\$79,381

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$636	\$636
10	Cost of independent audit	\$315	\$456
11	Funding for resident participation activities	\$4,075	\$4,075
12	Asset management fee	\$7,968	\$7,968
13	Information technology fee	\$3,984	\$3,984
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$16,978</b>	<b>\$17,119</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$817,981</b>	<b>\$818,122</b>

**Part B. Formula Income**

01	PUM formula income	\$9.21	\$9.21
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$9.21	\$9.21
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$18,346</b>	<b>\$18,346</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$799,635	\$799,776
02	Cost of independent audit (Same as Part A, Line 10)	\$315	\$456
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$799,635</b>	<b>\$799,776</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$799,776
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>



U.S. Department of Housing and Urban Development  
OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2011

OFFICE OF PUBLIC AND INDIAN HOUSING  
REAL ESTATE ASSESSMENT CENTER

Honorable Miguel B. Hernandez Vivoni  
Executive Director (Acting)  
Puerto Rico Public Housing Administration  
606 Ave. Barbosa  
Juan C. Cordero Building, Floor 9  
San Juan, PR 00936

SUBJECT: Final Obligation Letter, Public Housing Operating Subsidies  
LOCCS/PAS Project No. RQ00501006011D

Dear Vivoni:

This letter obligates \$0 of Operating Fund subsidy for Federal Fiscal Year 2011, representing the project's final obligation for the period January 1, 2011 through December 31, 2011. The project's final obligated amount was determined in accordance with the final eligibility calculation, adjustment due to availability of funds, 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 eLOCCS (electronic Line of Credit Control System). Instructions for the use of eLOCCS are in Notice PIH 2002-28 (HA), Use of eLOCCS 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,

A handwritten signature in black ink, appearing to read "David A. Vargas".

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

**Operating Fund  
Calculation of Operating Subsidy  
PHA-Owned Rental Housing**

**CY 2011**

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

OMB Approval No. 2577-0029 (exp.05/31/2014)

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**

<b>1. Name and Address of Public Housing Agency:</b>		<b>2. Funding Period:</b> 01/01/2011 to 12/31/2011	
Puerto Rico Public Housing Administration PO Box 363188 San Juan, PR 00936		<b>3. Type of Submission:</b> <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
<b>4. ACC Number:</b> ACCPR-43	<b>5. Fiscal Year End:</b> <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	<b>6. Operating Fund Project Number:</b> R Q 0 0 5 0 1 0 0 6 0	
<b>7. DUNS Number:</b> 142540090	<b>8. ROFO Code:</b> 0446	<b>Financial Analyst:</b> JUAN MANUEL RIVERA JONES	

**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:**

<b>ACC Units on 7/1/2009</b>	+	<b>Units Added to ACC</b>	-	<b>Units Deleted from ACC</b>	=	<b>ACC Units on 6/30/2010</b>
0		85		0		85

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
<b>Categorization of Unit Months:</b> <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
<b>Occupied Unit Months</b>				
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	0		0
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	821	821	821
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
<b>Vacant Unit Months</b>				
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	0	0	
11	Units vacant and not categorized above	0		
<b>Other ACC Unit Months</b>				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

**Calculations Based on Unit Months:**

14	Limited vacancies		0	
15	<b>Total Unit Months</b>	<b>821</b>	<b>821</b>	<b>821</b>
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		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)	\$352.05	\$352.05
02	Inflation factor	1.02900	1.02900
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$362.26	\$362.26
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$297,415	\$297,415

**Utilities Expense Level (UEL)**

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$34.93	\$34.93
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$28,678	\$28,678

**Add-Ons**

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$0	\$0
11	Funding for resident participation activities	\$1,700	\$1,700
12	Asset management fee	\$3,284	\$3,284
13	Information technology fee	\$1,642	\$1,642
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	<b>Total Add-Ons</b> (Sum of Part A, Lines 07 through 15)	<b>\$6,626</b>	<b>\$6,626</b>
17	<b>Total Formula Expenses</b> (Part A, Line 04 plus Line 06 plus Line 16)	<b>\$332,719</b>	<b>\$332,719</b>

**Part B. Formula Income**

01	PUM formula income	\$103.31	\$103.31
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$103.31	\$103.31
04	<b>Total Formula Income</b> (Part B, Line 03 times Section 2, Line 15, Column B)	<b>\$84,818</b>	<b>\$84,818</b>

**Part C. Other Formula Provisions**

01	Moving-to-Work (MTW)	\$0	\$0
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	<b>Total Other Formula Provisions</b> (Sum of Part C, Lines 01 through 03)	<b>\$0</b>	<b>\$0</b>

**Part D. Calculation of Formula Amount**

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$247,901	\$247,901
02	Cost of independent audit (Same as Part A, Line 10)	\$0	\$0
03	Formula amount (greater of Part D, Lines 01 or 02)	<b>\$247,901</b>	<b>\$247,901</b>

**Part E. Calculation of Operating Subsidy (HUD Use Only)**

01	Formula amount (same as Part D, Line 03)		\$247,901
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	<b>Funds Obligated for Period</b> (Part E, Line 01 minus Line 02 minus Line 03)		<b>\$0</b>