

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) 2012 Operating Subsidy Obligation: Reconciliation Methodology at http://portal.hud.gov/hudportal/HUD?src=/program_offices/public_indian_housing/programs/ph/am/of/opfnd2012

	A	B	C	D	E	F (D-E)	G	H
Project #	CY 2012 Total Eligibility	CY 2012 Allocation Adjustment	CY 2012 Net Funding Level	CY 2012 Prorated Net Funding Level	Amount Previously Obligated	Expected Funding (before reconciliation)	Actual Funding	Amount to be Deobligated/ recaptured
DE00100000212D	\$1,079,010	\$0	\$1,079,010	\$1,024,628	\$768,795	\$255,833	\$255,833	
DE00100000312D	\$338,023	\$0	\$338,023	\$320,987	\$240,841	\$80,146	\$80,146	
DE00100000512D	\$2,464,562	\$0	\$2,464,562	\$2,340,348	\$1,756,000	\$584,348	\$584,348	
DE00100000612D	\$1,187,268	\$0	\$1,187,268	\$1,127,430	\$845,928	\$281,502	\$281,502	
DE00100000712D	\$303,134	\$0	\$303,134	\$287,856	\$215,983	\$71,873	\$71,873	
DE00100000812D	\$578,995	\$0	\$578,995	\$549,814	\$412,534	\$137,280	\$137,280	
DE00100001112D	\$1,267,287	\$0	\$1,267,287	\$1,203,416	\$902,942	\$300,474	\$300,474	
DE00100001512D	\$772,823	\$0	\$772,823	\$733,873	\$550,636	\$183,237	\$183,237	
DE00100001912D	\$263,334	\$0	\$263,334	\$250,062	\$187,625	\$62,437	\$62,437	
DE00100002412D	\$209,389	\$0	\$209,389	\$198,836	\$149,190	\$49,646	\$49,646	
DE00100002612D	\$41,195	\$0	\$41,195	\$39,119	\$0	\$39,119	\$39,117	
Total:	\$8,505,020	\$0	\$8,505,020	\$8,076,369	\$6,030,474	\$2,045,895	\$2,045,893	\$0

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

Definitions:

Column A: Final approved CY 2012 eligibility of the project from Line E1 of HUD-52723.

Column B: CY 2012 Allocation Adjustment Approval for the project.

Column C: CY 2012 Net funding level of the project (Col A - Col B).

Column D: CY 2012 Prorated Net Funding Level (Col C X 94.96%).

Column E: Total amount funded to the project in the previous four rounds of funding.

Column F: Expected Funding for 1/1/2012 through 12/31/2012 before reconciliation (Col D - Col E).

This amount can be negative indicating that the project has received funding in excess of its prorated net funding level.

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 funding in excess of its prorated net funding level, this column represents the amount to be deobligated,

recaptured or offset at the PHA level. 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, 2012



OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Frederick S. Purnell
Executive Director
Wilmington Housing Authority
400 Walnut Street
Wilmington, DE 19801

Dear Mr. Purnell:

SUBJECT: FINAL Obligation Letter Public Housing Operating Subsidies,
LOCCS/PAS Project No. DE00100000212D

This letter obligates \$255,833 of Operating Fund subsidy for the months of October through December 2012. The amount of the obligation is based on this project's calendar year eligibility, and takes into account any allocation adjustment and approved exclusion request as well as the proration level applicable to all projects. For more information on the methodology used to establish both subsidy eligibility and funding availability, please see

http://portal.hud.gov/hudportal/HUD?src=/program_offices/public_indian_housing/programs/ph/a/m/of/opfnd2012

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

Sincerely,

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

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

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

CY 2012

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

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

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

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2012 to 12/31/2012	
Wilmington Housing Authority 400 Walnut Street Wilmington, DE 19801		3. Type of Submission: <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
4. ACC Number: P-160	5. Fiscal Year End: <input type="checkbox"/> 12/31 <input checked="" type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	6. Operating Fund Project Number: D E 0 0 1 0 0 0 0 0 2	
7. DUNS Number: 046558834	HUD Use Only		8. ROFO Code: 0301
		Financial Analyst: Marianne Marinucci	

Section 2

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

ACC Units on 7/1/2010	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2011
184		0		0		184

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months: <input checked="" type="checkbox"/> First of Month <input type="checkbox"/> Last of Month				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,407	1,407	1,407
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	0		0
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	0	0	0
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy	0	0	0
Vacant Unit Months				
05	Units undergoing modernization	657	657	
06	Special use units	96	96	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		0	
07	Units vacant due to litigation	0	0	
08	Units vacant due to disasters	0	0	
09	Units 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		
Other ACC Unit Months				
12	Units eligible for asset repositioning fee and 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	Total Unit Months	2,208	2,208	1,407
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			117

Special Provision for Calculation Of Utilities Expense Level:

17	Unit months for which actual consumption is included on Line 01 of form HUD 52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee		0	
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Section 3

Line No.	Description	Requested by PHA	HUD Modifications
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Part A. Formula Expenses

Project Expense Level (PEL)

01	PUM project expense level (PEL)	\$446.08	\$446.08
02	Inflation factor	1.02700	1.02700
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$458.12	\$458.12
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,011,529	\$1,011,529

Utilities Expense Level (UEL)

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$73.66	\$73.66
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$162,641	\$162,641

Add-Ons

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$34,247	\$34,247
09	Payment in lieu of taxes (PILOT)	\$2,535	\$2,535
10	Cost of independent audit	\$5,783	\$5,783
11	Funding for resident participation activities	\$2,925	\$2,925
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	Total Add-Ons (Sum of Part A, Lines 07 through 15)	\$58,738	\$58,738
17	Total Formula Expenses (Part A, Line 04 plus Line 06 plus Line 16)	\$1,232,908	\$1,232,908

Part B. Formula Income

01	PUM formula income	\$69.70	\$69.70
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$69.70	\$69.70
04	Total Formula Income (Part B, Line 03 times Section 2, Line 15, Column B)	\$153,898	\$153,898

Part C. Other Formula Provisions

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

Part D. Calculation of Formula Amount

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$0	\$1,079,010
02	Cost of independent audit (Same as Part A, Line 10)	\$0	\$5,783
03	Formula amount (greater of Part D, Lines 01 or 02)	\$0	\$1,079,010

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

01	Formula amount (same as Part D, Line 03)		\$1,079,010
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	Funds Obligated for Period (Part E, Line 01 minus Line 02 minus Line 03)		\$0

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

September 21, 2012



OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Frederick S. Purnell
Executive Director
Wilmington Housing Authority
400 Walnut Street
Wilmington, DE 19801

Dear Mr. Purnell:

SUBJECT: FINAL Obligation Letter Public Housing Operating Subsidies,
LOCCS/PAS Project No. DE00100000312D

This letter obligates \$80,146 of Operating Fund subsidy for the months of October through December 2012. The amount of the obligation is based on this project's calendar year eligibility, and takes into account any allocation adjustment and approved exclusion request as well as the proration level applicable to all projects. For more information on the methodology used to establish both subsidy eligibility and funding availability, please see

http://portal.hud.gov/hudportal/HUD?src=/program_offices/public_indian_housing/programs/ph/a/m/of/opfnd2012

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

Sincerely,

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

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

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

CY 2012

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

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

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Section 1

1. Name and Address of Public Housing Agency: Wilmington Housing Authority 400 Walnut Street Wilmington, DE 19801		2. Funding Period: 01/01/2012 to 12/31/2012	
4. ACC Number: P-160		3. Type of Submission: <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
5. Fiscal Year End: <input type="checkbox"/> 12/31 <input checked="" type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30		6. Operating Fund Project Number: D E 0 0 1 0 0 0 0 0 3	
7. DUNS Number: 046558834		8. ROFO Code: 0301	
		Financial Analyst: Marianne Marinucci	

Section 2

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

ACC Units on 7/1/2010	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2011
146		0		0		146

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months: <input checked="" type="checkbox"/> First of Month <input type="checkbox"/> Last of Month				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	0	0	0
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	0		0
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	0	0	0
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy	0	0	0
Vacant Unit Months				
05	Units undergoing modernization	0	0	
06	Special use units	0	0	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		0	
07	Units vacant due to litigation	0	0	
08	Units vacant due to disasters	0	0	
09	Units vacant due to casualty losses	0	0	
10	Units vacant due to changing market conditions	0	0	
11	Units vacant and not categorized above	0		
Other ACC Unit Months				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	1,752		
13	All other ACC units not categorized above	0		

Calculations Based on Unit Months:

14	Limited vacancies		0	
15	Total Unit Months	1,752	0	0
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			0

Special Provision for Calculation Of Utilities Expense Level:

17	Unit months for which actual consumption is included on Line 01 of form HUD 52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee		0	
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Section 3

Line No.	Description	Requested by PHA	HUD Modifications
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Part A. Formula Expenses

Project Expense Level (PEL)

01	PUM project expense level (PEL)	\$476.99	\$476.99
02	Inflation factor	1.02700	1.02700
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$489.87	\$489.87
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	\$5,666	\$5,666
11	Funding for resident participation activities	\$0	\$0
12	Asset management fee	\$7,008	\$7,008
13	Information technology fee	\$3,504	\$3,504
14	Asset repositioning fee	\$321,845	\$321,845
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	Total Add-Ons (Sum of Part A, Lines 07 through 15)	\$338,023	\$338,023
17	Total Formula Expenses (Part A, Line 04 plus Line 06 plus Line 16)	\$338,023	\$338,023

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	Total Formula Income (Part B, Line 03 times Section 2, Line 15, Column B)	\$0	\$0

Part C. Other Formula Provisions

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

Part D. Calculation of Formula Amount

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$0	\$338,023
02	Cost of independent audit (Same as Part A, Line 10)	\$0	\$5,666
03	Formula amount (greater of Part D, Lines 01 or 02)	\$0	\$338,023

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

01	Formula amount (same as Part D, Line 03)		\$338,023
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	Funds Obligated for Period (Part E, Line 01 minus Line 02 minus Line 03)		\$0

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

September 21, 2012



OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Frederick S. Purnell
Executive Director
Wilmington Housing Authority
400 Walnut Street
Wilmington, DE 19801

Dear Mr. Purnell:

SUBJECT: FINAL Obligation Letter Public Housing Operating Subsidies,
LOCCS/PAS Project No. DE00100000512D

This letter obligates \$584,348 of Operating Fund subsidy for the months of October through December 2012. The amount of the obligation is based on this project's calendar year eligibility, and takes into account any allocation adjustment and approved exclusion request as well as the proration level applicable to all projects. For more information on the methodology used to establish both subsidy eligibility and funding availability, please see

http://portal.hud.gov/hudportal/HUD?src=/program_offices/public_indian_housing/programs/ph/a/m/of/opfnd2012

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

Sincerely,

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

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

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

CY 2012

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

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

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Section 1

1. Name and Address of Public Housing Agency: Wilmington Housing Authority 400 Walnut Street Wilmington, DE 19801		2. Funding Period: 01/01/2012 to 12/31/2012	
4. ACC Number: P-160		5. Fiscal Year End: <input type="checkbox"/> 12/31 <input checked="" type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	
7. DUNS Number: 046558834		6. Operating Fund Project Number: D E 0 0 1 0 0 0 0 0 5	
3. Type of Submission: <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____		8. ROFO Code: 0301	
		Financial Analyst: Marianne Marinucci	

Section 2

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

ACC Units on 7/1/2010	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2011
384		0		0		384

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months: <input checked="" type="checkbox"/> First of Month <input type="checkbox"/> Last of Month				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	3,391	3,391	3,391
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	0		0
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	0	0	0
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy	0	0	0
Vacant Unit Months				
05	Units undergoing modernization	161	161	
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	0		
Other ACC Unit Months				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	1,032		
13	All other ACC units not categorized above	0		

Calculations Based on Unit Months:

14	Limited vacancies		0	
15	Total Unit Months	4,608	3,576	3,391
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	
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Section 3

Line No.	Description	Requested by PHA	HUD Modifications
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Part A. Formula Expenses

Project Expense Level (PEL)

01	PUM project expense level (PEL)	\$451.38	\$451.38
02	Inflation factor	1.02700	1.02700
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$463.57	\$463.57
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,657,726	\$1,657,726

Utilities Expense Level (UEL)

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$125.60	\$125.60
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$449,146	\$449,146

Add-Ons

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$86,890	\$86,890
09	Payment in lieu of taxes (PILOT)	\$7,030	\$7,030
10	Cost of independent audit	\$7,574	\$7,574
11	Funding for resident participation activities	\$7,075	\$7,075
12	Asset management fee	\$18,432	\$18,432
13	Information technology fee	\$9,216	\$9,216
14	Asset repositioning fee	\$362,975	\$362,975
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	Total Add-Ons (Sum of Part A, Lines 07 through 15)	\$499,192	\$499,192
17	Total Formula Expenses (Part A, Line 04 plus Line 06 plus Line 16)	\$2,606,064	\$2,606,064

Part B. Formula Income

01	PUM formula income	\$39.57	\$39.57
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$39.57	\$39.57
04	Total Formula Income (Part B, Line 03 times Section 2, Line 15, Column B)	\$141,502	\$141,502

Part C. Other Formula Provisions

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

Part D. Calculation of Formula Amount

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$0	\$2,464,562
02	Cost of independent audit (Same as Part A, Line 10)	\$0	\$7,574
03	Formula amount (greater of Part D, Lines 01 or 02)	\$0	\$2,464,562

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

01	Formula amount (same as Part D, Line 03)		\$2,464,562
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	Funds Obligated for Period (Part E, Line 01 minus Line 02 minus Line 03)		\$0

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

September 21, 2012



OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Frederick S. Purnell
Executive Director
Wilmington Housing Authority
400 Walnut Street
Wilmington, DE 19801

Dear Mr. Purnell:

SUBJECT: FINAL Obligation Letter Public Housing Operating Subsidies,
LOCCS/PAS Project No. DE00100000612D

This letter obligates \$281,502 of Operating Fund subsidy for the months of October through December 2012. The amount of the obligation is based on this project's calendar year eligibility, and takes into account any allocation adjustment and approved exclusion request as well as the proration level applicable to all projects. For more information on the methodology used to establish both subsidy eligibility and funding availability, please see

http://portal.hud.gov/hudportal/HUD?src=/program_offices/public_indian_housing/programs/ph/a/m/of/opfnd2012

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

Sincerely,

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

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

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

CY 2012

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

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

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

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2012 to 12/31/2012	
Wilmington Housing Authority 400 Walnut Street Wilmington, DE 19801		3. Type of Submission: <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
4. ACC Number: P-160	5. Fiscal Year End: <input type="checkbox"/> 12/31 <input checked="" type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	6. Operating Fund Project Number: D E 0 0 1 0 0 0 0 0 6	
7. DUNS Number: 046558834	8. ROFO Code: 0301		Financial Analyst: Marianne Marinucci

Section 2

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

ACC Units on 7/1/2010	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2011
191		0		0		191

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months: <input checked="" type="checkbox"/> First of Month <input type="checkbox"/> Last of Month				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,939	1,939	1,939
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	0		0
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	0	0	0
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy	0	0	0
Vacant Unit Months				
05	Units undergoing modernization	231	231	
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	52	52	
10	Units vacant due to changing market conditions	0	0	
11	Units vacant and not categorized above	46		
Other ACC Unit Months				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

Calculations Based on Unit Months:

14	Limited vacancies		46	
15	Total Unit Months	2,292	2,292	1,939
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			162

Special Provision for Calculation Of Utilities Expense Level:

17	Unit months for which actual consumption is included on Line 01 of form HUD 52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee		0	
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Section 3

Line No.	Description	Requested by PHA	HUD Modifications
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Part A. Formula Expenses

Project Expense Level (PEL)

01	PUM project expense level (PEL)	\$361.91	\$361.91
02	Inflation factor	1.02700	1.02700
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$371.68	\$371.68
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$851,891	\$851,891

Utilities Expense Level (UEL)

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$89.35	\$89.35
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$204,790	\$204,790

Add-Ons

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$220,201	\$220,201
09	Payment in lieu of taxes (PILOT)	\$0	\$0
10	Cost of independent audit	\$3,952	\$3,952
11	Funding for resident participation activities	\$4,050	\$4,050
12	Asset management fee	\$9,168	\$9,168
13	Information technology fee	\$4,584	\$4,584
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	Total Add-Ons (Sum of Part A, Lines 07 through 15)	\$241,955	\$241,955
17	Total Formula Expenses (Part A, Line 04 plus Line 06 plus Line 16)	\$1,298,636	\$1,298,636

Part B. Formula Income

01	PUM formula income	\$48.59	\$48.59
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$48.59	\$48.59
04	Total Formula Income (Part B, Line 03 times Section 2, Line 15, Column B)	\$111,368	\$111,368

Part C. Other Formula Provisions

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

Part D. Calculation of Formula Amount

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$0	\$1,187,268
02	Cost of independent audit (Same as Part A, Line 10)	\$0	\$3,952
03	Formula amount (greater of Part D, Lines 01 or 02)	\$0	\$1,187,268

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

01	Formula amount (same as Part D, Line 03)		\$1,187,268
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	Funds Obligated for Period (Part E, Line 01 minus Line 02 minus Line 03)		\$0

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

September 21, 2012



OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Frederick S. Purnell
Executive Director
Wilmington Housing Authority
400 Walnut Street
Wilmington, DE 19801

Dear Mr. Purnell:

SUBJECT: FINAL Obligation Letter Public Housing Operating Subsidies,
LOCCS/PAS Project No. DE00100000712D

This letter obligates \$71,873 of Operating Fund subsidy for the months of October through December 2012. The amount of the obligation is based on this project's calendar year eligibility, and takes into account any allocation adjustment and approved exclusion request as well as the proration level applicable to all projects. For more information on the methodology used to establish both subsidy eligibility and funding availability, please see

http://portal.hud.gov/hudportal/HUD?src=/program_offices/public_indian_housing/programs/ph/a/m/of/opfnd2012

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

Sincerely,

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

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

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

CY 2012

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

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

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

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2012 to 12/31/2012	
Wilmington Housing Authority 400 Walnut Street Wilmington, DE 19801		3. Type of Submission: <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
4. ACC Number: P-160	5. Fiscal Year End: <input type="checkbox"/> 12/31 <input checked="" type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	6. Operating Fund Project Number: D E 0 0 1 0 0 0 0 0 7	
7. DUNS Number: 046558834	8. ROFO Code: 0301		Financial Analyst: Marianne Marinucci

Section 2

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

ACC Units on 7/1/2010	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2011
113		0		0		113

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months: <input checked="" type="checkbox"/> First of Month <input type="checkbox"/> Last of Month				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,289	1,289	1,289
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	0		0
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	0	0	0
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy	0	0	0
Vacant Unit Months				
05	Units undergoing modernization	24	24	
06	Special use units	12	12	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		0	
07	Units vacant due to litigation	0	0	
08	Units vacant due to disasters	0	0	
09	Units 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		
Other ACC Unit Months				
12	Units eligible for asset repositioning fee and 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	Total Unit Months	1,356	1,356	1,289
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	
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Section 3

Line No.	Description	Requested by PHA	HUD Modifications
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Part A. Formula Expenses

Project Expense Level (PEL)

01	PUM project expense level (PEL)	\$323.66	\$323.66
02	Inflation factor	1.02700	1.02700
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$332.40	\$332.40
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$450,734	\$450,734

Utilities Expense Level (UEL)

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$143.09	\$143.09
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$194,030	\$194,030

Add-Ons

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$16,688	\$16,688
09	Payment in lieu of taxes (PILOT)	\$23,299	\$23,299
10	Cost of independent audit	\$1,382	\$1,382
11	Funding for resident participation activities	\$2,675	\$2,675
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	Total Add-Ons (Sum of Part A, Lines 07 through 15)	\$52,180	\$52,180
17	Total Formula Expenses (Part A, Line 04 plus Line 06 plus Line 16)	\$696,944	\$696,944

Part B. Formula Income

01	PUM formula income	\$290.42	\$290.42
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$290.42	\$290.42
04	Total Formula Income (Part B, Line 03 times Section 2, Line 15, Column B)	\$393,810	\$393,810

Part C. Other Formula Provisions

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

Part D. Calculation of Formula Amount

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$0	\$303,134
02	Cost of independent audit (Same as Part A, Line 10)	\$0	\$1,382
03	Formula amount (greater of Part D, Lines 01 or 02)	\$0	\$303,134

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

01	Formula amount (same as Part D, Line 03)		\$303,134
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	Funds Obligated for Period (Part E, Line 01 minus Line 02 minus Line 03)		\$0

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 21, 2012



OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Frederick S. Purnell
Executive Director
Wilmington Housing Authority
400 Walnut Street
Wilmington, DE 19801

Dear Mr. Purnell:

SUBJECT: FINAL Obligation Letter Public Housing Operating Subsidies,
LOCCS/PAS Project No. DE00100000812D

This letter obligates \$137,280 of Operating Fund subsidy for the months of October through December 2012. The amount of the obligation is based on this project's calendar year eligibility, and takes into account any allocation adjustment and approved exclusion request as well as the proration level applicable to all projects. For more information on the methodology used to establish both subsidy eligibility and funding availability, please see

http://portal.hud.gov/hudportal/HUD?src=/program_offices/public_indian_housing/programs/ph/a/m/of/opfnd2012

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

Sincerely,

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

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

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

CY 2012

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

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

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

Section 1

1. Name and Address of Public Housing Agency: Wilmington Housing Authority 400 Walnut Street Wilmington, DE 19801		2. Funding Period: 01/01/2012 to 12/31/2012	
4. ACC Number: P-160		5. Fiscal Year End: <input type="checkbox"/> 12/31 <input checked="" type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	
7. DUNS Number: 046558834		6. Operating Fund Project Number: D E 0 0 1 0 0 0 0 0 8	
3. Type of Submission: <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____		8. ROFO Code: 0301	
		Financial Analyst: Marianne Marinucci	

Section 2

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

ACC Units on 7/1/2010	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2011
131		0		0		131

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months: <input checked="" type="checkbox"/> First of Month <input type="checkbox"/> Last of Month				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,167	1,167	1,167
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	0		0
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	0	0	0
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy	0	0	0
Vacant Unit Months				
05	Units undergoing modernization	216	216	
06	Special use units	0	0	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		0	
07	Units vacant due to litigation	0	0	
08	Units vacant due to disasters	0	0	
09	Units vacant due to casualty losses	0	0	
10	Units vacant due to changing market conditions	0	0	
11	Units vacant and not categorized above	189		
Other ACC Unit Months				
12	Units eligible for asset repositioning fee and 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	Total Unit Months	1,572	1,430	1,167
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	
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Section 3

Line No.	Description	Requested by PHA	HUD Modifications
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Part A. Formula Expenses

Project Expense Level (PEL)

01	PUM project expense level (PEL)	\$487.59	\$487.59
02	Inflation factor	1.02700	1.02700
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$500.75	\$500.75
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$716,073	\$716,073

Utilities Expense Level (UEL)

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$55.49	\$55.49
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$79,351	\$79,351

Add-Ons

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$28,092	\$28,092
09	Payment in lieu of taxes (PILOT)	\$23,844	\$23,844
10	Cost of independent audit	\$3,133	\$3,133
11	Funding for resident participation activities	\$2,425	\$2,425
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	Total Add-Ons (Sum of Part A, Lines 07 through 15)	\$66,926	\$66,926
17	Total Formula Expenses (Part A, Line 04 plus Line 06 plus Line 16)	\$862,350	\$862,350

Part B. Formula Income

01	PUM formula income	\$198.15	\$198.15
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$198.15	\$198.15
04	Total Formula Income (Part B, Line 03 times Section 2, Line 15, Column B)	\$283,355	\$283,355

Part C. Other Formula Provisions

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

Part D. Calculation of Formula Amount

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$0	\$578,995
02	Cost of independent audit (Same as Part A, Line 10)	\$0	\$3,133
03	Formula amount (greater of Part D, Lines 01 or 02)	\$0	\$578,995

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

01	Formula amount (same as Part D, Line 03)		\$578,995
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	Funds Obligated for Period (Part E, Line 01 minus Line 02 minus Line 03)		\$0

U.S. Department of Housing and Urban Development

OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2012



OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Frederick S. Purnell
Executive Director
Wilmington Housing Authority
400 Walnut Street
Wilmington, DE 19801

Dear Mr. Purnell:

SUBJECT: FINAL Obligation Letter Public Housing Operating Subsidies,
LOCCS/PAS Project No. DE00100001112D

This letter obligates \$300,474 of Operating Fund subsidy for the months of October through December 2012. The amount of the obligation is based on this project's calendar year eligibility, and takes into account any allocation adjustment and approved exclusion request as well as the proration level applicable to all projects. For more information on the methodology used to establish both subsidy eligibility and funding availability, please see

http://portal.hud.gov/hudportal/HUD?src=/program_offices/public_indian_housing/programs/ph/a/m/of/opfnd2012

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

Sincerely,

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

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

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

CY 2012

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

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

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

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2012 to 12/31/2012	
Wilmington Housing Authority 400 Walnut Street Wilmington, DE 19801		3. Type of Submission: <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
4. ACC Number: P-160	5. Fiscal Year End: <input type="checkbox"/> 12/31 <input checked="" type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	6. Operating Fund Project Number: D E 0 0 1 0 0 0 0 1 1	
7. DUNS Number: 046558834	8. ROFO Code: 0301		Financial Analyst: Marianne Marinucci

Section 2

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

ACC Units on 7/1/2010	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2011
330		0		0		330

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months: <input checked="" type="checkbox"/> First of Month <input type="checkbox"/> Last of Month				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	3,837	3,837	3,837
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	0		0
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	0	0	0
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy	0	0	0
Vacant Unit Months				
05	Units undergoing modernization	43	43	
06	Special use units	0	0	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		0	
07	Units vacant due to litigation	0	0	
08	Units vacant due to disasters	0	0	
09	Units 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		
Other ACC Unit Months				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	0		
13	All other ACC units not categorized above	0		

Calculations Based on Unit Months:

14	Limited vacancies		80	
15	Total Unit Months	3,960	3,960	3,837
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	
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Section 3

Line No.	Description	Requested by PHA	HUD Modifications
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Part A. Formula Expenses

Project Expense Level (PEL)

01	PUM project expense level (PEL)	\$336.85	\$336.85
02	Inflation factor	1.02700	1.02700
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$345.94	\$345.94
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$1,369,922	\$1,369,922

Utilities Expense Level (UEL)

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$108.51	\$108.51
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$429,700	\$429,700

Add-Ons

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$263,333	\$263,333
09	Payment in lieu of taxes (PILOT)	\$56,120	\$56,120
10	Cost of independent audit	\$4,997	\$4,997
11	Funding for resident participation activities	\$8,000	\$8,000
12	Asset management fee	\$15,840	\$15,840
13	Information technology fee	\$7,920	\$7,920
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	Total Add-Ons (Sum of Part A, Lines 07 through 15)	\$356,210	\$356,210
17	Total Formula Expenses (Part A, Line 04 plus Line 06 plus Line 16)	\$2,155,832	\$2,155,832

Part B. Formula Income

01	PUM formula income	\$224.38	\$224.38
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$224.38	\$224.38
04	Total Formula Income (Part B, Line 03 times Section 2, Line 15, Column B)	\$888,545	\$888,545

Part C. Other Formula Provisions

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

Part D. Calculation of Formula Amount

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$0	\$1,267,287
02	Cost of independent audit (Same as Part A, Line 10)	\$0	\$4,997
03	Formula amount (greater of Part D, Lines 01 or 02)	\$0	\$1,267,287

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

01	Formula amount (same as Part D, Line 03)		\$1,267,287
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	Funds Obligated for Period (Part E, Line 01 minus Line 02 minus Line 03)		\$0

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

September 21, 2012



OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Frederick S. Purnell
Executive Director
Wilmington Housing Authority
400 Walnut Street
Wilmington, DE 19801

Dear Mr. Purnell:

SUBJECT: FINAL Obligation Letter Public Housing Operating Subsidies,
LOCCS/PAS Project No. DE00100001512D

This letter obligates \$183,237 of Operating Fund subsidy for the months of October through December 2012. The amount of the obligation is based on this project's calendar year eligibility, and takes into account any allocation adjustment and approved exclusion request as well as the proration level applicable to all projects. For more information on the methodology used to establish both subsidy eligibility and funding availability, please see

http://portal.hud.gov/hudportal/HUD?src=/program_offices/public_indian_housing/programs/ph/a/m/of/opfnd2012

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

Sincerely,

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

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

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

CY 2012

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

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

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Section 1

1. Name and Address of Public Housing Agency: Wilmington Housing Authority 400 Walnut Street Wilmington, DE 19801		2. Funding Period: 01/01/2012 to 12/31/2012	
4. ACC Number: P-160		3. Type of Submission: <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
5. Fiscal Year End: <input type="checkbox"/> 12/31 <input checked="" type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30		6. Operating Fund Project Number: D E 0 0 1 0 0 0 0 1 5	
7. DUNS Number: 046558834		8. ROFO Code: 0301	
		Financial Analyst: Marianne Marinucci	

Section 2

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

ACC Units on 7/1/2010	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2011
142		0		0		142

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months: <input checked="" type="checkbox"/> First of Month <input type="checkbox"/> Last of Month				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,076	1,076	1,076
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	0		0
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	0	0	0
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy	0	0	0
Vacant Unit Months				
05	Units undergoing modernization	428	428	
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	188		
Other ACC Unit Months				
12	Units eligible for asset repositioning fee and 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	Total Unit Months	1,704	1,567	1,076
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	
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Section 3

Line No.	Description	Requested by PHA	HUD Modifications
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Part A. Formula Expenses

Project Expense Level (PEL)

01	PUM project expense level (PEL)	\$475.01	\$475.01
02	Inflation factor	1.02700	1.02700
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$487.84	\$487.84
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$764,445	\$764,445

Utilities Expense Level (UEL)

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$73.69	\$73.69
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$115,472	\$115,472

Add-Ons

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$28,911	\$28,911
09	Payment in lieu of taxes (PILOT)	\$8,789	\$8,789
10	Cost of independent audit	\$3,114	\$3,114
11	Funding for resident participation activities	\$2,250	\$2,250
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	Total Add-Ons (Sum of Part A, Lines 07 through 15)	\$53,288	\$53,288
17	Total Formula Expenses (Part A, Line 04 plus Line 06 plus Line 16)	\$933,205	\$933,205

Part B. Formula Income

01	PUM formula income	\$102.35	\$102.35
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$102.35	\$102.35
04	Total Formula Income (Part B, Line 03 times Section 2, Line 15, Column B)	\$160,382	\$160,382

Part C. Other Formula Provisions

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

Part D. Calculation of Formula Amount

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$0	\$772,823
02	Cost of independent audit (Same as Part A, Line 10)	\$0	\$3,114
03	Formula amount (greater of Part D, Lines 01 or 02)	\$0	\$772,823

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

01	Formula amount (same as Part D, Line 03)		\$772,823
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	Funds Obligated for Period (Part E, Line 01 minus Line 02 minus Line 03)		\$0

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 21, 2012



OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Frederick S. Purnell
Executive Director
Wilmington Housing Authority
400 Walnut Street
Wilmington, DE 19801

Dear Mr. Purnell:

SUBJECT: FINAL Obligation Letter Public Housing Operating Subsidies,
LOCCS/PAS Project No. DE00100001912D

This letter obligates \$62,437 of Operating Fund subsidy for the months of October through December 2012. The amount of the obligation is based on this project's calendar year eligibility, and takes into account any allocation adjustment and approved exclusion request as well as the proration level applicable to all projects. For more information on the methodology used to establish both subsidy eligibility and funding availability, please see

http://portal.hud.gov/hudportal/HUD?src=/program_offices/public_indian_housing/programs/ph/a/m/of/opfnd2012

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

Sincerely,

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

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

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

CY 2012

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

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2012 to 12/31/2012	
Wilmington Housing Authority 400 Walnut Street Wilmington, DE 19801		3. Type of Submission: <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
4. ACC Number: P-160	5. Fiscal Year End: <input type="checkbox"/> 12/31 <input checked="" type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	6. Operating Fund Project Number: D E 0 0 1 0 0 0 0 1 9	
7. DUNS Number: 046558834	8. ROFO Code: 0301		Financial Analyst: Marianne Marinucci

Section 2

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

ACC Units on 7/1/2010	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2011
120		0		0		120

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months:			<input checked="" type="checkbox"/> First of Month <input type="checkbox"/> Last of Month	
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	0	0	0
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	0		0
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	0	0	0
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy	0	0	0
Vacant Unit Months				
05	Units undergoing modernization	0	0	
06	Special use units	0	0	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		0	
07	Units vacant due to litigation	0	0	
08	Units vacant due to disasters	0	0	
09	Units vacant due to casualty losses	0	0	
10	Units vacant due to changing market conditions	0	0	
11	Units vacant and not categorized above	0		
Other ACC Unit Months				
12	Units eligible for asset repositioning fee and still on ACC (occupied or vacant)	1,440		
13	All other ACC units not categorized above	0		

Calculations Based on Unit Months:

14	Limited vacancies		0	
15	Total Unit Months	1,440	0	0
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			0

Special Provision for Calculation Of Utilities Expense Level:

17	Unit months for which actual consumption is included on Line 01 of form HUD 52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee		0	
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Section 3

Line No.	Description	Requested by PHA	HUD Modifications
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Part A. Formula Expenses

Project Expense Level (PEL)

01	PUM project expense level (PEL)	\$321.64	\$321.64
02	Inflation factor	1.02700	1.02700
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$330.32	\$330.32
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)	\$15,449	\$15,449
10	Cost of independent audit	\$1,415	\$1,415
11	Funding for resident participation activities	\$0	\$0
12	Asset management fee	\$5,760	\$5,760
13	Information technology fee	\$2,880	\$2,880
14	Asset repositioning fee	\$237,830	\$237,830
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	Total Add-Ons (Sum of Part A, Lines 07 through 15)	\$263,334	\$263,334
17	Total Formula Expenses (Part A, Line 04 plus Line 06 plus Line 16)	\$263,334	\$263,334

Part B. Formula Income

01	PUM formula income	\$220.97	\$220.97
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$220.97	\$220.97
04	Total Formula Income (Part B, Line 03 times Section 2, Line 15, Column B)	\$0	\$0

Part C. Other Formula Provisions

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

Part D. Calculation of Formula Amount

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$0	\$263,334
02	Cost of independent audit (Same as Part A, Line 10)	\$0	\$1,415
03	Formula amount (greater of Part D, Lines 01 or 02)	\$0	\$263,334

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

01	Formula amount (same as Part D, Line 03)		\$263,334
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	Funds Obligated for Period (Part E, Line 01 minus Line 02 minus Line 03)		\$0

U.S. Department of Housing and Urban Development

OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2012



OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Frederick S. Purnell
Executive Director
Wilmington Housing Authority
400 Walnut Street
Wilmington, DE 19801

Dear Mr. Purnell:

SUBJECT: FINAL Obligation Letter Public Housing Operating Subsidies,
LOCCS/PAS Project No. DE00100002412D

This letter obligates \$49,646 of Operating Fund subsidy for the months of October through December 2012. The amount of the obligation is based on this project's calendar year eligibility, and takes into account any allocation adjustment and approved exclusion request as well as the proration level applicable to all projects. For more information on the methodology used to establish both subsidy eligibility and funding availability, please see

http://portal.hud.gov/hudportal/HUD?src=/program_offices/public_indian_housing/programs/ph/a/m/of/opfnd2012

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

Sincerely,

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

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

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

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

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Section 1

1. Name and Address of Public Housing Agency: Wilmington Housing Authority 400 Walnut Street Wilmington, DE 19801		2. Funding Period: 01/01/2012 to 12/31/2012	
4. ACC Number: P-160		5. Fiscal Year End: <input type="checkbox"/> 12/31 <input checked="" type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	
7. DUNS Number: 046558834		6. Operating Fund Project Number: D E 0 0 1 0 0 0 0 2 4	
3. Type of Submission: <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____		8. ROFO Code: 0301	
		Financial Analyst: Marianne Marinucci	

Section 2

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

ACC Units on 7/1/2010	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2011
70		0		0		70

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months: <input checked="" type="checkbox"/> First of Month <input type="checkbox"/> Last of Month				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	815	815	815
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	0		0
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	0	0	0
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy	0	0	0
Vacant Unit Months				
05	Units undergoing modernization	0	0	
06	Special use units	0	0	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		0	
07	Units vacant due to litigation	0	0	
08	Units vacant due to disasters	0	0	
09	Units vacant due to casualty losses	0	0	
10	Units vacant due to changing market conditions	0	0	
11	Units vacant and not categorized above	25		
Other ACC Unit Months				
12	Units eligible for asset repositioning fee and 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	Total Unit Months	840	840	815
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	
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Section 3

Line No.	Description	Requested by PHA	HUD Modifications
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Part A. Formula Expenses

Project Expense Level (PEL)

01	PUM project expense level (PEL)	\$427.82	\$427.82
02	Inflation factor	1.02700	1.02700
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$439.37	\$439.37
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$369,071	\$369,071

Utilities Expense Level (UEL)

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$93.78	\$93.78
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$78,775	\$78,775

Add-Ons

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$18,537	\$18,537
10	Cost of independent audit	\$2,512	\$2,512
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	Total Add-Ons (Sum of Part A, Lines 07 through 15)	\$27,789	\$27,789
17	Total Formula Expenses (Part A, Line 04 plus Line 06 plus Line 16)	\$475,635	\$475,635

Part B. Formula Income

01	PUM formula income	\$316.96	\$316.96
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$316.96	\$316.96
04	Total Formula Income (Part B, Line 03 times Section 2, Line 15, Column B)	\$266,246	\$266,246

Part C. Other Formula Provisions

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

Part D. Calculation of Formula Amount

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$0	\$209,389
02	Cost of independent audit (Same as Part A, Line 10)	\$0	\$2,512
03	Formula amount (greater of Part D, Lines 01 or 02)	\$0	\$209,389

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

01	Formula amount (same as Part D, Line 03)		\$209,389
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	Funds Obligated for Period (Part E, Line 01 minus Line 02 minus Line 03)		\$0

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 21, 2012



OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Frederick S. Purnell
Executive Director
Wilmington Housing Authority
400 Walnut Street
Wilmington, DE 19801

Dear Mr. Purnell:

SUBJECT: FINAL Obligation Letter Public Housing Operating Subsidies,
LOCCS/PAS Project No. DE00100002612D

This letter obligates \$39,117 of Operating Fund subsidy for the months of October through December 2012. The amount of the obligation is based on this project's calendar year eligibility, and takes into account any allocation adjustment and approved exclusion request as well as the proration level applicable to all projects. For more information on the methodology used to establish both subsidy eligibility and funding availability, please see

http://portal.hud.gov/hudportal/HUD?src=/program_offices/public_indian_housing/programs/ph/a/m/of/opfnd2012

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

Sincerely,

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

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

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

CY 2012

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

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

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

Section 1

1. Name and Address of Public Housing Agency: Wilmington Housing Authority 400 Walnut Street Wilmington, DE 19801		2. Funding Period: 01/01/2012 to 12/31/2012	
4. ACC Number: P-160		3. Type of Submission: <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
5. Fiscal Year End: <input type="checkbox"/> 12/31 <input checked="" type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30		6. Operating Fund Project Number: D E 0 0 1 0 0 0 0 2 6	
7. DUNS Number: 046558834		8. ROFO Code: 0301	
		Financial Analyst: Marianne Marinucci	

Section 2

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

ACC Units on 7/1/2010	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2011
0		15		0		15

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months: <input checked="" type="checkbox"/> First of Month <input type="checkbox"/> Last of Month				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	114	114	114
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	0		0
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	60	60	60
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy	12	12	12
Vacant Unit Months				
05	Units undergoing modernization	0	0	
06	Special use units	0	0	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		0	
07	Units vacant due to litigation	0	0	
08	Units vacant due to disasters	0	0	
09	Units vacant due to casualty losses	0	0	
10	Units vacant due to changing market conditions	0	0	
11	Units vacant and not categorized above	0		
Other ACC Unit Months				
12	Units eligible for asset repositioning fee and 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	Total Unit Months	186	186	186
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			16

Special Provision for Calculation Of Utilities Expense Level:

17	Unit months for which actual consumption is included on Line 01 of form HUD 52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee		0	
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Section 3

Line No.	Description	Requested by PHA	HUD Modifications
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Part A. Formula Expenses

Project Expense Level (PEL)

01	PUM project expense level (PEL)	\$420.60	\$420.60
02	Inflation factor	1.02700	1.02700
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$431.96	\$431.96
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$80,345	\$80,345

Utilities Expense Level (UEL)

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$108.97	\$108.97
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)	\$0	\$0
10	Cost of independent audit	\$0	\$0
11	Funding for resident participation activities	\$400	\$400
12	Asset management fee	\$744	\$744
13	Information technology fee	\$372	\$372
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	Total Add-Ons (Sum of Part A, Lines 07 through 15)	\$1,516	\$1,516
17	Total Formula Expenses (Part A, Line 04 plus Line 06 plus Line 16)	\$102,129	\$102,129

Part B. Formula Income

01	PUM formula income	\$327.60	\$327.60
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$327.60	\$327.60
04	Total Formula Income (Part B, Line 03 times Section 2, Line 15, Column B)	\$60,934	\$60,934

Part C. Other Formula Provisions

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

Part D. Calculation of Formula Amount

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$0	\$41,195
02	Cost of independent audit (Same as Part A, Line 10)	\$0	\$0
03	Formula amount (greater of Part D, Lines 01 or 02)	\$0	\$41,195

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

01	Formula amount (same as Part D, Line 03)		\$41,195
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	Funds Obligated for Period (Part E, Line 01 minus Line 02 minus Line 03)		\$0

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) 2012 Operating Subsidy Obligation: Reconciliation Methodology at http://portal.hud.gov/hudportal/HUD?src=/program_offices/public_indian_housing/programs/ph/am/of/opfnd2012

	A	B	C	D	E	F (D-E)	G	H
Project #	CY 2012 Total Eligibility	CY 2012 Allocation Adjustment	CY 2012 Net Funding Level	CY 2012 Prorated Net Funding Level	Amount Previously Obligated	Expected Funding (before reconciliation)	Actual Funding	Amount to be Deobligated/recaptured
DE00200000112D	\$598,204	\$0	\$598,204	\$568,055	\$426,220	\$141,835	\$141,835	
DE00200000212D	\$779,862	\$0	\$779,862	\$740,557	\$555,652	\$184,905	\$184,905	
DE00200000312D	\$130,056	\$0	\$130,056	\$123,501	\$92,665	\$30,836	\$30,836	
DE00200000412D	\$58,792	\$0	\$58,792	\$55,829	\$41,889	\$13,940	\$13,940	
Total:	\$1,566,914	\$0	\$1,566,914	\$1,487,942	\$1,116,426	\$371,516	\$371,516	\$0

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

Definitions:

Column A: Final approved CY 2012 eligibility of the project from Line E1 of HUD-52723.

Column B: CY 2012 Allocation Adjustment Approval for the project.

Column C: CY 2012 Net funding level of the project (Col A - Col B).

Column D: CY 2012 Prorated Net Funding Level (Col C X 94.96%).

Column E: Total amount funded to the project in the previous four rounds of funding.

Column F: Expected Funding for 1/1/2012 through 12/31/2012 before reconciliation (Col D - Col E).

This amount can be negative indicating that the project has received funding in excess of its prorated net funding level.

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 funding in excess of its prorated net funding level, this column represents the amount to be deobligated, recaptured or offset at the PHA level. 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, 2012



OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Ms. Ami Sebastian-Hauer
Executive Director
Dover Housing Authority
76 Stevenson Drive
Dover, DE 19901

Dear Ms. Sebastian-Hauer:

SUBJECT: FINAL Obligation Letter Public Housing Operating Subsidies,
LOCCS/PAS Project No. DE00200000112D

This letter obligates \$141,835 of Operating Fund subsidy for the months of October through December 2012. The amount of the obligation is based on this project's calendar year eligibility, and takes into account any allocation adjustment and approved exclusion request as well as the proration level applicable to all projects. For more information on the methodology used to establish both subsidy eligibility and funding availability, please see

http://portal.hud.gov/hudportal/HUD?src=/program_offices/public_indian_housing/programs/ph/a/m/of/opfnd2012

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

Sincerely,

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

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

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

CY 2012

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

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

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2012 to 12/31/2012	
DOVER HOUSING AUTHORITY 76 STEVENSON DRIVE DOVER, DE 19901		3. Type of Submission: <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
4. ACC Number: P-150	5. Fiscal Year End: <input checked="" type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	6. Operating Fund Project Number: D E 0 0 2 0 0 0 0 0 1	
7. DUNS Number: 083237354	HUD Use Only		8. ROFO Code: 0301
		Financial Analyst: Jim Gannone	

Section 2

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

ACC Units on 7/1/2010	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2011
117		0		0		117

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months: <input checked="" type="checkbox"/> First of Month <input type="checkbox"/> Last of Month				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,376	1,376	1,376
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
Vacant Unit Months				
05	Units undergoing modernization	0	0	
06	Special use units	0	0	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		0	
07	Units vacant due to litigation	0	0	
08	Units vacant due to disasters	0	0	
09	Units vacant due to casualty losses	0	0	
10	Units vacant due to changing market conditions	0	0	
11	Units vacant and not categorized above	28		
Other ACC Unit Months				
12	Units eligible for asset repositioning fee and 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	Total Unit Months	1,404	1,404	1,376
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			115

Special Provision for Calculation Of Utilities Expense Level:

17	Unit months for which actual consumption is included on Line 01 of form HUD 52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee		0	
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Section 3

Line No.	Description	Requested by PHA	HUD Modifications
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Part A. Formula Expenses

Project Expense Level (PEL)

01	PUM project expense level (PEL)	\$383.26	\$383.26
02	Inflation factor	1.02700	1.02700
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$393.61	\$393.61
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$552,628	\$552,628

Utilities Expense Level (UEL)

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$191.90	\$191.90
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$269,428	\$269,428

Add-Ons

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$6,205	\$6,205
10	Cost of independent audit	\$4,077	\$4,077
11	Funding for resident participation activities	\$2,875	\$2,875
12	Asset management fee	\$5,616	\$5,616
13	Information technology fee	\$2,808	\$2,808
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	Total Add-Ons (Sum of Part A, Lines 07 through 15)	\$21,581	\$21,581
17	Total Formula Expenses (Part A, Line 04 plus Line 06 plus Line 16)	\$843,637	\$843,637

Part B. Formula Income

01	PUM formula income	\$174.81	\$174.81
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$174.81	\$174.81
04	Total Formula Income (Part B, Line 03 times Section 2, Line 15, Column B)	\$245,427	\$245,433

Part C. Other Formula Provisions

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

Part D. Calculation of Formula Amount

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$0	\$598,204
02	Cost of independent audit (Same as Part A, Line 10)	\$0	\$4,077
03	Formula amount (greater of Part D, Lines 01 or 02)	\$0	\$598,204

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

01	Formula amount (same as Part D, Line 03)		\$598,204
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	Funds Obligated for Period (Part E, Line 01 minus Line 02 minus Line 03)		\$0

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

September 21, 2012



OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Ms. Ami Sebastian-Hauer
Executive Director
Dover Housing Authority
76 Stevenson Drive
Dover, DE 19901

Dear Ms. Sebastian-Hauer:

SUBJECT: FINAL Obligation Letter Public Housing Operating Subsidies,
LOCCS/PAS Project No. DE00200000212D

This letter obligates \$184,905 of Operating Fund subsidy for the months of October through December 2012. The amount of the obligation is based on this project's calendar year eligibility, and takes into account any allocation adjustment and approved exclusion request as well as the proration level applicable to all projects. For more information on the methodology used to establish both subsidy eligibility and funding availability, please see

http://portal.hud.gov/hudportal/HUD?src=/program_offices/public_indian_housing/programs/ph/a/m/of/opfnd2012

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

Sincerely,

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

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

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

CY 2012

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

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

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2012 to 12/31/2012	
DOVER HOUSING AUTHORITY 76 STEVENSON DRIVE DOVER, DE 19901		3. Type of Submission: <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
4. ACC Number: P-150	5. Fiscal Year End: <input checked="" type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	6. Operating Fund Project Number: D E 0 0 2 0 0 0 0 0 2	
7. DUNS Number: 083237354	HUD Use Only		8. ROFO Code: 0301
		Financial Analyst: Jim Gannone	

Section 2

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

ACC Units on 7/1/2010	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2011
113		0		0		113

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months: <input checked="" type="checkbox"/> First of Month <input type="checkbox"/> Last of Month				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	1,327	1,327	1,327
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	0		0
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	0	0	0
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy	0	0	0
Vacant Unit Months				
05	Units undergoing modernization	0	0	
06	Special use units	0	0	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		0	
07	Units vacant due to litigation	0	0	
08	Units vacant due to disasters	0	0	
09	Units vacant due to casualty losses	0	0	
10	Units vacant due to changing market conditions	0	0	
11	Units vacant and not categorized above	29		
Other ACC Unit Months				
12	Units eligible for asset repositioning fee and 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	Total Unit Months	1,356	1,356	1,327
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			111

Special Provision for Calculation Of Utilities Expense Level:

17	Unit months for which actual consumption is included on Line 01 of form HUD 52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee		0	
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Section 3

Line No.	Description	Requested by PHA	HUD Modifications
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Part A. Formula Expenses

Project Expense Level (PEL)

01	PUM project expense level (PEL)	\$342.06	\$342.06
02	Inflation factor	1.02700	1.02700
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$351.30	\$351.30
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$476,363	\$476,363

Utilities Expense Level (UEL)

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$390.97	\$390.97
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$530,155	\$530,155

Add-Ons

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$5,993	\$5,993
10	Cost of independent audit	\$3,937	\$3,937
11	Funding for resident participation activities	\$2,775	\$2,775
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	Total Add-Ons (Sum of Part A, Lines 07 through 15)	\$20,841	\$20,841
17	Total Formula Expenses (Part A, Line 04 plus Line 06 plus Line 16)	\$1,027,359	\$1,027,359

Part B. Formula Income

01	PUM formula income	\$182.52	\$182.52
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$182.52	\$182.52
04	Total Formula Income (Part B, Line 03 times Section 2, Line 15, Column B)	\$247,503	\$247,497

Part C. Other Formula Provisions

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

Part D. Calculation of Formula Amount

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$0	\$779,862
02	Cost of independent audit (Same as Part A, Line 10)	\$0	\$3,937
03	Formula amount (greater of Part D, Lines 01 or 02)	\$0	\$779,862

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

01	Formula amount (same as Part D, Line 03)		\$779,862
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	Funds Obligated for Period (Part E, Line 01 minus Line 02 minus Line 03)		\$0

U.S. Department of Housing and Urban Development
OFFICE OF PUBLIC AND INDIAN HOUSING
September 21, 2012



OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Ms. Ami Sebastian-Hauer
Executive Director
Dover Housing Authority
76 Stevenson Drive
Dover, DE 19901

Dear Ms. Sebastian-Hauer:

SUBJECT: FINAL Obligation Letter Public Housing Operating Subsidies,
LOCCS/PAS Project No. DE00200000312D

This letter obligates \$30,836 of Operating Fund subsidy for the months of October through December 2012. The amount of the obligation is based on this project's calendar year eligibility, and takes into account any allocation adjustment and approved exclusion request as well as the proration level applicable to all projects. For more information on the methodology used to establish both subsidy eligibility and funding availability, please see

http://portal.hud.gov/hudportal/HUD?src=/program_offices/public_indian_housing/programs/ph/a/m/of/opfnd2012

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

Sincerely,

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

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

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

CY 2012

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

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

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

Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2012 to 12/31/2012	
DOVER HOUSING AUTHORITY 76 STEVENSON DRIVE DOVER, DE 19901		3. Type of Submission: <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
4. ACC Number: P-150	5. Fiscal Year End: <input checked="" type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	6. Operating Fund Project Number: D E 0 0 2 0 0 0 0 0 3	
7. DUNS Number: 083237354	HUD Use Only		8. ROFO Code: 0301
		Financial Analyst: Jim Gannone	

Section 2

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

ACC Units on 7/1/2010	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2011
50		0		0		50

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months: <input checked="" type="checkbox"/> First of Month <input type="checkbox"/> Last of Month				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	593	593	593
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	0		0
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	0	0	0
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy	0	0	0
Vacant Unit Months				
05	Units undergoing modernization	0	0	
06	Special use units	0	0	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		0	
07	Units vacant due to litigation	0	0	
08	Units vacant due to disasters	0	0	
09	Units vacant due to casualty losses	0	0	
10	Units vacant due to changing market conditions	0	0	
11	Units vacant and not categorized above	7		
Other ACC Unit Months				
12	Units eligible for asset repositioning fee and 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	Total Unit Months	600	600	593
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			49

Special Provision for Calculation Of Utilities Expense Level:

17	Unit months for which actual consumption is included on Line 01 of form HUD 52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee		0	
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Section 3

Line No.	Description	Requested by PHA	HUD Modifications
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Part A. Formula Expenses

Project Expense Level (PEL)

01	PUM project expense level (PEL)	\$264.67	\$264.67
02	Inflation factor	1.02700	1.02700
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$271.82	\$271.82
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$163,092	\$163,092

Utilities Expense Level (UEL)

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$146.25	\$146.25
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$87,750	\$87,750

Add-Ons

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$2,652	\$2,652
10	Cost of independent audit	\$371	\$371
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	Total Add-Ons (Sum of Part A, Lines 07 through 15)	\$7,848	\$7,848
17	Total Formula Expenses (Part A, Line 04 plus Line 06 plus Line 16)	\$258,690	\$258,690

Part B. Formula Income

01	PUM formula income	\$214.39	\$214.39
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$214.39	\$214.39
04	Total Formula Income (Part B, Line 03 times Section 2, Line 15, Column B)	\$128,633	\$128,634

Part C. Other Formula Provisions

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

Part D. Calculation of Formula Amount

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$0	\$130,056
02	Cost of independent audit (Same as Part A, Line 10)	\$0	\$371
03	Formula amount (greater of Part D, Lines 01 or 02)	\$0	\$130,056

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

01	Formula amount (same as Part D, Line 03)		\$130,056
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	Funds Obligated for Period (Part E, Line 01 minus Line 02 minus Line 03)		\$0

U.S. Department of Housing and Urban Development

OFFICE OF PUBLIC AND INDIAN HOUSING

September 21, 2012



OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Ms. Ami Sebastian-Hauer
Executive Director
Dover Housing Authority
76 Stevenson Drive
Dover, DE 19901

Dear Ms. Sebastian-Hauer:

SUBJECT: FINAL Obligation Letter Public Housing Operating Subsidies,
LOCCS/PAS Project No. DE00200000412D

This letter obligates \$13,940 of Operating Fund subsidy for the months of October through December 2012. The amount of the obligation is based on this project's calendar year eligibility, and takes into account any allocation adjustment and approved exclusion request as well as the proration level applicable to all projects. For more information on the methodology used to establish both subsidy eligibility and funding availability, please see

http://portal.hud.gov/hudportal/HUD?src=/program_offices/public_indian_housing/programs/ph/a/m/of/opfnd2012

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

Sincerely,

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

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

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

CY 2012

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

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

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Section 1

1. Name and Address of Public Housing Agency:		2. Funding Period: 01/01/2012 to 12/31/2012	
DOVER HOUSING AUTHORITY 76 STEVENSON DRIVE DOVER, DE 19901		3. Type of Submission: <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
4. ACC Number: P-150	5. Fiscal Year End: <input checked="" type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	6. Operating Fund Project Number: D E 0 0 2 0 0 0 0 0 4	
7. DUNS Number: 083237354	HUD Use Only		8. ROFO Code: 0301
		Financial Analyst: Jim Gannone	

Section 2

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

ACC Units on 7/1/2010	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2011
7		0		0		7

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months: <input checked="" type="checkbox"/> First of Month <input type="checkbox"/> Last of Month				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	77	77	77
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	0		0
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	0	0	0
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy	0	0	0
Vacant Unit Months				
05	Units undergoing modernization	0	0	
06	Special use units	0	0	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		0	
07	Units vacant due to litigation	0	0	
08	Units vacant due to disasters	0	0	
09	Units vacant due to casualty losses	0	0	
10	Units vacant due to changing market conditions	0	0	
11	Units vacant and not categorized above	7		
Other ACC Unit Months				
12	Units eligible for asset repositioning fee and 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	Total Unit Months	84	80	77
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			6

Special Provision for Calculation Of Utilities Expense Level:

17	Unit months for which actual consumption is included on Line 01 of form HUD 52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee		0	
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Section 3

Line No.	Description	Requested by PHA	HUD Modifications
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Part A. Formula Expenses

Project Expense Level (PEL)

01	PUM project expense level (PEL)	\$360.92	\$360.92
02	Inflation factor	1.02700	1.02700
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$370.66	\$370.66
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$29,653	\$29,653

Utilities Expense Level (UEL)

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$1,267.35	\$633.66
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$101,388	\$50,693

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	\$150	\$150
12	Asset management fee	\$336	\$336
13	Information technology fee	\$168	\$168
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	Total Add-Ons (Sum of Part A, Lines 07 through 15)	\$654	\$654
17	Total Formula Expenses (Part A, Line 04 plus Line 06 plus Line 16)	\$131,695	\$81,000

Part B. Formula Income

01	PUM formula income	\$277.60	\$277.60
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$277.60	\$277.60
04	Total Formula Income (Part B, Line 03 times Section 2, Line 15, Column B)	\$22,208	\$22,208

Part C. Other Formula Provisions

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

Part D. Calculation of Formula Amount

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$0	\$58,792
02	Cost of independent audit (Same as Part A, Line 10)	\$0	\$0
03	Formula amount (greater of Part D, Lines 01 or 02)	\$0	\$58,792

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

01	Formula amount (same as Part D, Line 03)		\$58,792
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	Funds Obligated for Period (Part E, Line 01 minus Line 02 minus Line 03)		\$0

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) 2012 Operating Subsidy Obligation: Reconciliation Methodology at http://portal.hud.gov/hudportal/HUD?src=/program_offices/public_indian_housing/programs/ph/am/of/opfnd2012

	A	B	C	D	E	F (D-E)	G	H
Project #	CY 2012 Total Eligibility	CY 2012 Allocation Adjustment	CY 2012 Net Funding Level	CY 2012 Prorated Net Funding Level	Amount Previously Obligated	Expected Funding (before reconciliation)	Actual Funding	Amount to be Deobligated/ recaptured
DE00300000112D	\$186,390	\$77,026	\$109,364	\$103,852	\$77,922	\$25,930	\$25,930	
Total:	\$186,390	\$77,026	\$109,364	\$103,852	\$77,922	\$25,930	\$25,930	\$0

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

Definitions:

Column A: Final approved CY 2012 eligibility of the project from Line E1 of HUD-52723.

Column B: CY 2012 Allocation Adjustment Approval for the project.

Column C: CY 2012 Net funding level of the project (Col A - Col B).

Column D: CY 2012 Prorated Net Funding Level (Col C X 94.96%).

Column E: Total amount funded to the project in the previous four rounds of funding.

Column F: Expected Funding for 1/1/2012 through 12/31/2012 before reconciliation (Col D - Col E).

This amount can be negative indicating that the project has received funding in excess of its prorated net funding level.

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 funding in excess of its prorated net funding level, this column represents the amount to be deobligated, recaptured or offset at the PHA level. 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, 2012



OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mrs. Marene Jordan
Executive Director
Newark Housing Authority
313 E Main Street
Newark, DE 19711

Dear Mrs. Jordan:

SUBJECT: FINAL Obligation Letter Public Housing Operating Subsidies,
LOCCS/PAS Project No. DE00300000112D

This letter obligates \$25,930 of Operating Fund subsidy for the months of October through December 2012. The amount of the obligation is based on this project's calendar year eligibility, and takes into account any allocation adjustment and approved exclusion request as well as the proration level applicable to all projects. For more information on the methodology used to establish both subsidy eligibility and funding availability, please see

http://portal.hud.gov/hudportal/HUD?src=/program_offices/public_indian_housing/programs/ph/a/m/of/opfnd2012

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

Sincerely,

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

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

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

CY 2012

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

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

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Section 1

1. Name and Address of Public Housing Agency: Newark Housing Authority 313 E Main Street Newark, DE 19711		2. Funding Period: 01/01/2012 to 12/31/2012	
4. ACC Number: P-102		5. Fiscal Year End: <input type="checkbox"/> 12/31 <input checked="" type="checkbox"/> 3/31 <input type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	
7. DUNS Number: 038014718		6. Operating Fund Project Number: D E 0 0 3 0 0 0 0 0 1	
8. ROFO Code: 0301		3. Type of Submission: <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
		Financial Analyst: Jim Gannone	

Section 2

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

ACC Units on 7/1/2010	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2011
56		0		0		56

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months: <input checked="" type="checkbox"/> First of Month <input type="checkbox"/> Last of Month				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	640	640	640
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	0		0
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	0	0	0
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy	0	0	0
Vacant Unit Months				
05	Units undergoing modernization	20	20	
06	Special use units	0	0	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		0	
07	Units vacant due to litigation	0	0	
08	Units vacant due to disasters	0	0	
09	Units 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		
Other ACC Unit Months				
12	Units eligible for asset repositioning fee and 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	Total Unit Months	672	672	640
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			53

Special Provision for Calculation Of Utilities Expense Level:

17	Unit months for which actual consumption is included on Line 01 of form HUD 52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee		0	
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Section 3

Line No.	Description	Requested by PHA	HUD Modifications
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Part A. Formula Expenses

Project Expense Level (PEL)

01	PUM project expense level (PEL)	\$378.38	\$378.38
02	Inflation factor	1.02700	1.02700
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$388.60	\$388.60
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$261,139	\$261,139

Utilities Expense Level (UEL)

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$96.82	\$96.82
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$65,063	\$65,063

Add-Ons

07	Self-sufficiency	\$0	\$0
08	Energy loan amortization	\$0	\$0
09	Payment in lieu of taxes (PILOT)	\$9,926	\$9,926
10	Cost of independent audit	\$12,623	\$12,623
11	Funding for resident participation activities	\$1,325	\$1,325
12	Asset management fee	\$0	\$0
13	Information technology fee	\$1,344	\$1,344
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	Total Add-Ons (Sum of Part A, Lines 07 through 15)	\$25,218	\$25,218
17	Total Formula Expenses (Part A, Line 04 plus Line 06 plus Line 16)	\$351,420	\$351,420

Part B. Formula Income

01	PUM formula income	\$245.58	\$245.58
02	PUM change in utility allowances	\$0.00	\$0.00
03	PUM adjusted formula income (Sum of Part B, Lines 01 and 02)	\$245.58	\$245.58
04	Total Formula Income (Part B, Line 03 times Section 2, Line 15, Column B)	\$165,030	\$165,030

Part C. Other Formula Provisions

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

Part D. Calculation of Formula Amount

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$0	\$186,390
02	Cost of independent audit (Same as Part A, Line 10)	\$0	\$12,623
03	Formula amount (greater of Part D, Lines 01 or 02)	\$0	\$186,390

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

01	Formula amount (same as Part D, Line 03)		\$186,390
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	Funds Obligated for Period (Part E, Line 01 minus Line 02 minus Line 03)		\$0

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) 2012 Operating Subsidy Obligation: Reconciliation Methodology at http://portal.hud.gov/hudportal/HUD?src=/program_offices/public_indian_housing/programs/ph/am/of/opfnd2012

	A	B	C	D	E	F (D-E)	G	H
Project #	CY 2012 Total Eligibility	CY 2012 Allocation Adjustment	CY 2012 Net Funding Level	CY 2012 Prorated Net Funding Level	Amount Previously Obligated	Expected Funding (before reconciliation)	Actual Funding	Amount to be Deobligated/ recaptured
DE00400000312D	\$2,805,579	\$662,947	\$2,142,632	\$2,034,643	\$1,526,625	\$508,018	\$508,018	
Total:	\$2,805,579	\$662,947	\$2,142,632	\$2,034,643	\$1,526,625	\$508,018	\$508,018	\$0

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

Definitions:

Column A: Final approved CY 2012 eligibility of the project from Line E1 of HUD-52723.

Column B: CY 2012 Allocation Adjustment Approval for the project.

Column C: CY 2012 Net funding level of the project (Col A - Col B).

Column D: CY 2012 Prorated Net Funding Level (Col C X 94.96%).

Column E: Total amount funded to the project in the previous four rounds of funding.

Column F: Expected Funding for 1/1/2012 through 12/31/2012 before reconciliation (Col D - Col E).

This amount can be negative indicating that the project has received funding in excess of its prorated net funding level.

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 funding in excess of its prorated net funding level, this column represents the amount to be deobligated, recaptured or offset at the PHA level. 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, 2012



OFFICE OF PUBLIC AND INDIAN HOUSING
REAL ESTATE ASSESSMENT CENTER

Mr. Anas Ben-Addi
Executive Director
Delaware State Housing Authority
18 the Green
Dover, DE 19901

Dear Mr. Ben-Addi:

SUBJECT: FINAL Obligation Letter Public Housing Operating Subsidies,
LOCCS/PAS Project No. DE00400000312D

This letter obligates \$508,018 of Operating Fund subsidy for the months of October through December 2012. The amount of the obligation is based on this project's calendar year eligibility, and takes into account any allocation adjustment and approved exclusion request as well as the proration level applicable to all projects. For more information on the methodology used to establish both subsidy eligibility and funding availability, please see

http://portal.hud.gov/hudportal/HUD?src=/program_offices/public_indian_housing/programs/ph/a/m/of/opfnd2012

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

Sincerely,

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

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

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

CY 2012

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

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

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

Section 1

1. Name and Address of Public Housing Agency: Delaware State Housing Authority 18 the Green Dover, DE 19901		2. Funding Period: 01/01/2012 to 12/31/2012	
4. ACC Number: P-4520		5. Fiscal Year End: <input type="checkbox"/> 12/31 <input type="checkbox"/> 3/31 <input checked="" type="checkbox"/> 6/30 <input type="checkbox"/> 9/30	
7. DUNS Number: 611186909		6. Operating Fund Project Number: D E 0 0 4 0 0 0 0 0 3	
8. ROFO Code: 0301		3. Type of Submission: <input checked="" type="checkbox"/> Original <input type="checkbox"/> Revision No. _____	
		Financial Analyst: David Kinnard	

Section 2

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

ACC Units on 7/1/2010	+	Units Added to ACC	-	Units Deleted from ACC	=	ACC Units on 6/30/2011
508		0		0		508

Line No.	Category	Column A Unit Months	Column B Eligible Unit Months(EUMs)	Column C Resident Participation Unit Months
Categorization of Unit Months: <input type="checkbox"/> First of Month <input checked="" type="checkbox"/> Last of Month				
Occupied Unit Months				
01	Occupied dwelling units - by public housing eligible family under lease	0	0	0
02	Occupied dwelling units - by PHA employee, police officer, or other security personnel who is not otherwise eligible for public housing	0		0
03	New units - eligible to receive subsidy during the funding period but not included on Lines 01, 02, or 05-13	0	0	0
04	New units - eligible to receive subsidy from 10/1 to 12/31 of previous funding period but not included on previous Calculation of Operating Subsidy	0	0	0
Vacant Unit Months				
05	Units undergoing modernization	0	0	
06	Special use units	0	0	
06a	Units on Line 02 that are occupied by police officers and that also qualify as special use units		0	
07	Units vacant due to litigation	0	0	
08	Units vacant due to disasters	0	0	
09	Units vacant due to casualty losses	0	0	
10	Units vacant due to changing market conditions	0	0	
11	Units vacant and not categorized above	0		
Other ACC Unit Months				
12	Units eligible for asset repositioning fee and 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	Total Unit Months	0	0	0
16	Units eligible for funding for resident participation activities (Line 15C divided by 12)			0

Special Provision for Calculation Of Utilities Expense Level:

17	Unit months for which actual consumption is included on Line 01 of form HUD 52722 and that were removed from Lines 01 through 11, above, because of removal from inventory, including eligibility for asset repositioning fee		0	
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Section 3

Line No.	Description	Requested by PHA	HUD Modifications
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Part A. Formula Expenses

Project Expense Level (PEL)

01	PUM project expense level (PEL)	\$0.00	\$0.00
02	Inflation factor	1.02700	1.02700
03	PUM inflated PEL (Part A, Line 01 times Line 02)	\$0.00	\$0.00
04	PEL (Part A, Line 03 times Section 2, Line 15, Column B)	\$0	\$0

Utilities Expense Level (UEL)

05	PUM utilities expense level (UEL) (from Line 26 of form HUD-52722)	\$0.00	\$0.00
06	UEL (Part A, Line 05 times Section 2, Line 15, Column B)	\$0	\$0

Add-Ons

07	Self-sufficiency	\$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	\$1,200	\$0
12	Asset management fee	\$2,592	\$0
13	Information technology fee	\$1,296	\$0
14	Asset repositioning fee	\$0	\$0
15	Costs attributable to changes in federal law, regulation, or economy	\$0	\$0
16	Total Add-Ons (Sum of Part A, Lines 07 through 15)	\$5,088	\$0
17	Total Formula Expenses (Part A, Line 04 plus Line 06 plus Line 16)	\$5,088	\$0

Part B. Formula Income

01	PUM formula income	\$154.95	\$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)	\$154.95	\$0.00
04	Total Formula Income (Part B, Line 03 times Section 2, Line 15, Column B)	\$92,195	\$0

Part C. Other Formula Provisions

01	Moving-to-Work (MTW)	\$2,896,575	\$2,805,579
02	Transition funding	\$0	\$0
03	Other	\$0	\$0
04	Total Other Formula Provisions (Sum of Part C, Lines 01 through 03)	\$2,896,575	\$2,805,579

Part D. Calculation of Formula Amount

01	Formula calculation (Part A, Line 17 minus Part B, Line 04 plus Part C, Line 04)	\$2,896,575	\$2,805,579
02	Cost of independent audit (Same as Part A, Line 10)	\$0	\$0
03	Formula amount (greater of Part D, Lines 01 or 02)	\$0	\$2,805,579

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

01	Formula amount (same as Part D, Line 03)		\$2,805,579
02	Adjustment due to availability of funds		\$0
03	HUD discretionary adjustments		\$0
04	Funds Obligated for Period (Part E, Line 01 minus Line 02 minus Line 03)		\$0