



Government of the District of Columbia

# FY2015 HOUSING PRODUCTION TRUST FUND ANNUAL REPORT

— AND THE —

## AFFORDABLE HOUSING PRODUCTION REPORT

Department of Housing and Community Development  
1800 Martin Luther King Jr. Avenue, SE, Washington, DC 20020



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**Cover photo/rendering:**  
The Grove at Parkside  
600 Kenilworth Terrace NE

# HPTF TRUST FUND



Muriel Bowser  
MAYOR'S  
NEWSLETTER

OCTOBER 2015



October 14, 2015 | Volume 1, Issue 36

Dear Washingtonians,

One of my top priorities as Mayor is to produce, preserve and protect affordable housing – so that every resident in the District can afford a place to call home.

In my first budget, I made a historic \$100 million investment in the Housing Production Trust Fund.

We are making progress. We have thousands of affordable housing units in the pipeline. But production is only part of the equation. My Administration is equally focused on preserving and protecting affordability.

We have a lot at stake:

- From 2006 to 2014, DC lost at least 1,000 units of subsidized housing.
- Another 1,750 units are currently being tracked by the DC Preservation Network as at risk of being lost.
- And there are 13,700 additional units with subsidies that will expire by 2020 and are possibly at risk of loss.

We can't make up the deficit by simply producing more housing. That's why earlier this year, I appointed 18 people to the DC Housing Preservation Strike Force, whose task is to develop an action plan to preserve existing affordable housing options in the District.

The team, led by DC Department of Housing and Community Development Director Polly Donaldson, includes housing experts and community leaders. They will develop and deliver recommendations on the most innovative and effective ways to preserve housing affordability across the city.

Together, we will ensure that the District of Columbia continues to be a great place to live, work and play. We will make certain that all residents, in every corner of our city, have a clear pathway to the middle class.

Sincerely,

Muriel Bowser  
Mayor

## Welcoming All District Residents:

"If we are going to be a city where families can stay and grow, we must do more to create opportunity for them. [That] means...neighborhoods that welcome all District residents whether they've been here five minutes or five generations."

Mayor Bowser, State of the District Address, March 31, 2015

## Affordable Housing Investment:

"As we continue to prosper, it is important that we maintain our focus on producing and preserving quality affordable housing for all residents. That's why I am investing \$100 million in the Housing Production Trust Fund in my 2016 Fiscal Year Budget. It is an investment I intend to make each year for the next for years."

Mayor Bowser, Newsletter, April 25, 2015

## Pathways to the Middle Class:

"For decades, the District has worked with [the U.S. Department of Housing and Urban Development] to preserve and expand affordable housing opportunities. Today, the District and HUD are ensuring that those in need have a chance to share in our recent prosperity and revitalization. Together, we are creating and preserving pathways to the middle class."

Mayor Bowser, Community Walking Tour  
Celebrating HUD's 50th Anniversary, May 21, 2015

## Ribbon-Cutting Ceremony Highlights Commitment to Affordable Housing:

... Mayor Bowser will highlight her commitment to preserving and expanding affordable housing in the District of Columbia with a ribbon-cutting ceremony at Trinity Plaza, a new affordable housing development in the Bellevue neighborhood in Ward 8. Sponsored by the Far Southwest-Southeast Community Development Corporation and Lydia's House, the newly constructed four-story development will provide 49 affordable housing units and retail space at South Capitol and Atlantic Streets SW.

Mayor Bowser Press Release, May 26, 2015

## FY2015 Housing Production Trust Fund Report

### Legislative Reporting Requirements

The Housing Production Trust Fund (“HPTF” or the “Fund”) was authorized under the Housing Production Trust Fund Act of 1988, which requires the Mayor to file an annual report with the Council of the District of Columbia that details the sources and uses of HPTF monies in the production and preservation of affordable housing by the Department of Housing and Community Development (DHCD) in the District of Columbia.

### Overall Fund Activities

The Fiscal Year 2015 opening balance (October 1, 2014) of the HPTF was \$173,863,000. In FY2015, the Fund recorded the following:

- revenues from deed and recordation taxes of \$60,598,000;
- loan repayments and other revenues of \$3,946,000; and
- expenditures of \$73,010,000.

The Fund Balance as of September 30, 2015 is \$185,496,000, which includes \$66,989,644 obligated for projects (projects that have closed and funding obligated in the District’s financial system), resulting in a balance of \$118,506,356 available in the Fund.

Against the closing balance of \$118,506,356 are potential expenditures of \$47,072,638 in projects currently committed (projects that have completed underwriting and have received letters of commitment) and \$107,214,166 in projects selected for underwriting.

#### Please see:

- Appendix A for HPTF Fund Balance FYs 2002-2015;
- Appendix B for HPTF Preliminary Utilization Plan for FY 2016 as of September 30, 2015; and

- Appendix C for Status of HPTF Pipeline Projects by Funding Stages.

### Financial and Production Highlights/Summary

In FY2015, DHCD closed (that is, executed final agreements with) 19 multi-family project loans totaling \$60,349,526. The loans provided subsidy to projects with a projected total development cost of \$317,019,600 to produce 1,342 affordable units of housing; or approximately \$44,970 per unit of affordable housing and 19 percent of the total project development costs.

Additionally, in FY2015, DHCD made cash expenditures of \$73,010,000 from the Fund. Of this amount:

- \$49,646,729 was spent on housing related projects; and
- \$21,957,368 was spent on administrative expenditures, which accounted for 21 percent of FY2015 HPTF revenues.

Of the multi-family project funds expended in FY2015:

- \$2,976,389 (5 percent) went toward the construction of three homeownership projects; and
- \$57,373,137 (95 percent) went toward 16 rental projects.

At the end of the Fiscal Year:

- there was an obligated unexpended balance of \$66,989,644; and
- \$47,072,638 was committed for six projects accounting for 724 housing units.

## COMPARISON OF FY2015 AND FY2014 UNITS

Fiscal Year	0-30% Extremely Low	31%-50% Very Low	51%-80% Low	Total Units
FY2015	517	280	545	1,342
FY2014	77	173	604	854
Increase/(Decrease)	440	107	(59)	488
% Increase/(Decrease) over FY2014	571%	62%	(10%)	57%
(Source: DHCD)				

### Income Levels Served

In FY2015:

- \$21,801,065 (36 percent) was expended on housing for households with incomes at or below 30 percent of the area median income (AMI); and
- an additional \$7,951,455 (13 percent) went toward households with incomes between 31 percent and 50 percent AMI.

These expenditures created 517 units of housing for households under 30 percent AMI and 218 units for those between 31 percent and 50 percent AMI. **These expenditures did not meet the statutory requirement that at least 80 percent of the HPTF expenditures assist District residents at or below 50 percent AMI.**

The remaining \$30,597,006 (51 percent) of HPTF multi-family housing project funds went to the production or preservation of 545 units to benefit households with incomes between 51 percent and 80 percent AMI.

### Status of Project Pipeline

During FY2015, cash expenditures were made on existing and new multi-family project loans totaling \$49,646,926. The 19 multi-family project loans that closed in the Fiscal Year financed the construction/rehabilitation of 1,342 rental and

homeownership units. All rental units will be restricted and reserved for low to moderate income households for a term of 40 years.

All homeownership units will be restricted and reserved for a term of 15 years.

### Site Acquisition Funding Initiative (SAFI)

The Site Acquisition Funding Initiative (SAFI), which was established to assist nonprofit developers to acquire properties in the rapidly escalating neighborhood real estate market, did not have any activity in FY2015.

### Major Program Challenge

The major challenge facing the HPTF continues to be how to provide affordable housing in the face of rising housing costs in the District. DHCD continues to creatively manage the available resources to meet its mission of producing and preserving opportunities for affordable housing and economic development and to revitalize underserved communities in the District of Columbia. ■■■

Created or preserved  
**1,342 units** for households  
at **extremely low to low**  
**Area Median Income.**



## STATEMENTS OF REVENUES AND EXPENDITURES

October 1, 2014 - September 30, 2015

	1st Quarter	2nd Quarter	3rd Quarter	4th Quarter	FY2015
<b>REVENUE</b>					
Revenue from Recordation and Deed Taxes	19,753,869	12,503,489	12,926,300	15,414,342	60,598,000
Loan Repayment	0	607,277	1,050,147	2,288,576	3,946,000
Other Income	0	0	0	0	0
Miscellaneous Interest	0	0	0	0	0
<b>Total Revenue</b>	<b>19,753,869</b>	<b>13,110,766</b>	<b>13,976,447</b>	<b>17,702,918</b>	<b>64,544,000</b>
<b>EXPENDITURES</b>					
Project Expenditures (Multi-family)	0	0	0	(49,646,729)	(49,646,729)
Administrative Expenses	0	0	0	(21,957,368)	(21,957,368)
Other Project Related Expenditures				(1,405,903)	(1,405,903)
<b>Total Expenditures</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>(73,010,000)</b>	<b>(73,010,000)</b>
Excess/(Deficiency) Revenue over Expenditure	19,753,869	13,110,766	13,976,447	(55,307,082)	(8,466,000)
<b>OTHER FINANCING SOURCES (Uses)</b>					
Transfers in	0	0	0	20,099,000	20,099,000
<b>Total Other Financing Sources and (Uses)</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>20,099,000</b>	<b>20,099,000</b>
<b>NET REVENUES OVER/(UNDER) EXPENDITURES</b>	<b>19,753,869</b>	<b>13,110,766</b>	<b>13,976,447</b>	<b>(35,208,082)</b>	<b>11,633,000</b>

## FY2015 CASH DISBURSEMENT ACTIVITIES (MULTI-FAMILY)

October 1, 2012 - September 30, 2015

Project Name	Ward	Amount	Project Name	Ward	Amount
1 1417 N Street NW Cooperative Association	1	136,509	16 Channel Square	6	7,400,000
2 1919 Calvert Street	1	193,922	17 North Capital Commons	6	66,510
3 Kenyon House Family Cooperative	1	1,573,139	18 49th Street Developers (Caver 2000)	7	147,049
4 6925 Georgia Avenue	4	873,764	19 Grove at Parkside (CIGD Parkside 7 LLC)	7	9,549,931
5 Cornerstone Inc	4	300,000	20 Dix Street Gateway (62nd Street Apartments)	7	1,681,241
6 Georgia Avenue Redevelopment (Juniper Heights)	4	6,750,000	21 Maya Angelou Cooperative Inc.	7	732,284
7 Takoma Spring Place LP	4	3,466,279	22 THC Affordable Housing Inc. (Partner Arms 1)	7	304,536
8 2321 4th Street LLC	5	5,550,511	23 2228 MLK LLC (Mapleview Flats)	8	145,815
9 30th Place Crescent LLC	5	519,562	24 River East @Anacostia Metro (Grand View Estate III)	8	1,033,638
10 DC Habitat for Humanity (Ivy City Habitat III)	5	612,434	25 Stanton View Development LLC (Gainesville Court)	8	800,000
11 DC Housing Authority (Pollin Memorial)	5	1,939,091	26 Vesta DC III LLC (workout)	8	2,039,553
12 Israel Manor	5	474,709	27 Savannah Park Housing Limited	8	810,672
13 RAP Inc.	5	711,750	28 Manna Inc. (Buxton Condos)	8	66,735
14 Sierra Cooperative	5	431,260	29 SOME Scattered Site II	6,8	726,913
15 Open Arms	5	608,920			
<b>Total Multi-family Project Disbursement Activities</b>					<b>49,646,726</b>

## FY2015 QUARTERLY ACTIVITIES

Quarter	Starting Balance	Recordation Tax	Other Income	Loan Repayments	Transfers from Mayor's Office	Disbursements	Ending Balance
Oct-Dec 2014	173,863,000	19,753,869	607,277	0			194,224,146
Jan-Mar 2015	194,224,146	12,503,489	1,050,147	0		0	207,777,782
Apr-Jun 2015	207,777,782	12,926,300	2,288,576	0		0	222,992,658
Jul-Sep 2015	222,992,658	15,414,342	0	0	20,099,000	(73,010,000)	185,496,000

## COMPARATIVE STATEMENTS OF REVENUES AND EXPENDITURES

FYs 2015 and 2014

REVENUE	FY2015	FY2014	Variance	% Variance
Revenue from Recordation and Deed Taxes	60,598,000	45,963,276	14,634,724	32%
Interest Income (HPTF, SAFI and Other Revenues)	3,946,000	10,640,724	(6,694,724)	-63%
<b>Total Revenue</b>	<b>64,544,000</b>	<b>56,604,000</b>		
EXPENDITURES	(49,646,729)	(48,449,124)	(1,197,605)	-2%
Project Expenditures	(21,957,368)	(12,988,876)	(8,968,492)	-69%
Administrative Expenses	(1,405,903)	0	(1,405,903)	N/A
<b>Total Expenditures</b>	<b>(73,010,000)</b>	<b>(61,438,000)</b>	<b>(11,572,000)</b>	<b>-19%</b>
Excess/Deficiency Revenue over Expenditure	(8,466,000)	(4,834,000)	(13,300,000)	
OTHER FINANCING SOURCES (Uses)				
New Communities Bond Debt Payment	0	(6,664,889)	6,664,889	N/A
Loan Repayments	0	2,032,000	2,032,000	N/A
Workforce Housing Land Trust Refund				
Transfers in	20,099,000	66,931,000	(46,832,000)	-70%
<b>Total Other Financing Sources and (Uses)</b>	<b>20,099,000</b>	<b>62,298,111</b>	<b>(42,199,111)</b>	
NET REVENUES OVER/(UNDER) EXPENDITURES	<b>11,633,000</b>	<b>57,464,111</b>	<b>(45,831,111)</b>	

## # HOUSEHOLDS ASSISTED/FUNDING BY INCOME GROUP (Multi-family)

	Extremely Low Income 0 - 30% AMI	Very Low Income 31 - 50% AMI	Low Income 51 - 80% AMI
FY2015	517 Units	280 Units	545 Units
	21,801,065	7,951,455	30,597,006
	39% of units	21% of Units	41% of Units
FY2014	77 Units	173 Units	604 Units
	3,344,036	7,270,228	29,678,795
	9% of Units	20% of Units	71% of Units

## # MULTI-FAMILY PROJECTS AWARDED, UNITS, FUNDING, AND PROJECT TYPE

# Projects, Units and Award Amounts		Project Type			
		Loans	Grants	Homeownership	Rental
FY2015	19 Projects	19 Projects	0 Projects	3 Projects	16 Projects
	1,342 Units	1,342 Units	0 Units	98 Units	1,244 Units
	60,349,526	60,349,526	0	2,976,389	57,373,137
FY2014	16 Projects	16 Projects	0 Projects	4 Projects	12 Projects
	826 Units	826 Units	0 Units	85 Units	741 Units
	40,252,380	40,252,380	0	6,324,546	33,927,834



### HOUSING PRODUCTION TRUST FUND BALANCE FY2001-2015

#### FY2001-2007

	FY2001	FY2002	FY2003	FY2004	FY2005	FY2006	FY2007	FY2008	Notes
<b>Beginning Fund Balance</b>	<b>24,399,835</b>	<b>21,949,018</b>	<b>23,896,446</b>	<b>25,539,323</b>	<b>66,024,540</b>	<b>87,167,647</b>	<b>99,258,060</b>	<b>99,961,000</b>	
<b>Revenue</b>									
Recordation Taxes	-	-	5,000,000	50,517,380	50,546,395	47,609,793	58,731,215	40,589,380	
Interest Earnings	749,183	449,165	258,536	222,638	1,877,058	5,186,931	7,934,161	3,992,360	
Loan Repayments	-	3,248,263	1,935,000	-	-	1,519,979	2,567,558	3,696,039	
Allocation authorized by FY2008 Appropriation Emergency Act	-	-	-	-	-	-	-	30,000,000	
Workforce Housing Land Trust Grant Refund	-	-	-	-	-	-	-	-	1
Other Revenues	-	-	-	150,000	1,000,000	-	-	-	2
<b>Total Revenues</b>	<b>749,183</b>	<b>3,697,428</b>	<b>7,193,536</b>	<b>50,890,018</b>	<b>53,423,453</b>	<b>54,316,703</b>	<b>69,232,934</b>	<b>78,277,779</b>	
<b>Expenditures</b>									
Project Expenditures	-3,200,000	-1,750,000	-5,550,659	-10,404,801	-16,310,117	-33,751,780	-63,462,468	-87,031,966	3
Residential and Community Services	-	-	-	-	-	-	-984,568	-3,006,628	3
SAFI Expenditures	-	-	-	-	-15,000,000	-5,000,000	-5,000,000	-	
Workforce Housing Land Trust Grant	-	-	-	-	-	-	-	-4,000,000	
Bond Securitization	-	-	-	-	-	-	-	-	
Administrative Expenditures	-	-	-	-	-970,229	-3,474,510	-1,147,766	-896,996	
<b>Total Expenditures</b>	<b>-3,200,000</b>	<b>-1,750,000</b>	<b>-5,550,659</b>	<b>-10,404,801</b>	<b>-32,280,346</b>	<b>-42,226,290</b>	<b>-70,594,802</b>	<b>-94,935,590</b>	
Adjustment to Reconcile with CAFR*	-	-	-	-	-	-	2,064,808	-	4
Adjustment to FY2008 Expenditure	-	-	-	-	-	-	-	-	5
<b>Ending Fund Balance</b>	<b>21,949,018</b>	<b>23,896,446</b>	<b>25,539,323</b>	<b>66,024,540</b>	<b>87,167,647</b>	<b>99,258,060</b>	<b>99,961,000</b>	<b>83,303,189</b>	

#### FY2008-2015

	FY2009	FY2010	FY2011	FY2012	FY2013	FY 2014	FY 2015	Total	Notes
<b>Beginning Fund Balance</b>	<b>83,303,189</b>	<b>44,966,000</b>	<b>56,246,618</b>	<b>73,436,000</b>	<b>74,379,000</b>	<b>139,731,000</b>	<b>173,863,000</b>	<b>24,399,835</b>	
<b>Revenue</b>									
Recordation Taxes	28,244,398	30,158,108	45,159,630	42,736,220	53,218,889	45,963,276	60,598,000	559,072,684	
Interest Earnings	475,998	2,439,523	491,810	-	5,761,000	-	-	29,838,363	
Loan Repayments	2,985,000	1,771,470	2,860,741	1,850,000	2,032,000	10,640,724	3,946,000	39,052,774	
Allocation authorized by FY2008 Appropriation Emergency Act	-	-	-	-	66931000	38,966,000	20,099,000	155,996,000	
Workforce Housing Land Trust Grant Refund	-	-	-	4,080,726	-	-	-	4,080,726	1
Other Revenues	-	1,056,007	9,240,934	3,898,274	0	-	0	15,345,215	2
<b>Total Revenues</b>	<b>31,705,396</b>	<b>35,425,108</b>	<b>57,753,115</b>	<b>52,565,220</b>	<b>127,942,889</b>	<b>95,570,000</b>	<b>84,643,000</b>	<b>803,385,762</b>	
<b>Expenditures</b>									
Project Expenditures	-39,739,516	-18,632,999	-17,402,404	-40,791,378	-50,028,007	-35,962,950	-51,052,632	-475,071,682	3
Residential and Community Services	-2,100,000	-	-3,190,012	-	-	(12,486,174)	-	-21,767,382	3
SAFI Expenditures	-	-	-	-	-	-	-	-25,000,000	
Workforce Housing Land Trust Grant	-	-	-	-	-	-	-	-4,000,000	
Bond Securitization	-2,016,113	-3,062,456	-5,582,463	-5,574,220	-6,664,889	-	-	-22,900,141	
Administrative Expenditures	-4,254,098	-2,449,035	-3,778,783	-5,256,622	-5,897,988	-12,988,876	-21,957,368	-63,072,271	
<b>Total Expenditures</b>	<b>-48,109,727</b>	<b>-24,144,490</b>	<b>-29,953,662</b>	<b>-51,622,220</b>	<b>-62,590,889</b>	<b>-61,438,000</b>	<b>-73,010,000</b>	<b>-611,811,476</b>	
Adjustment to Reconcile with CAFR*	-23,708,214	-	-10,610,071	-	-	-	-	-32,253,477	4
Adjustment to FY2008 Expenditure	1,775,356	-	-	-	-	-	-	1,775,356	5
<b>Ending Fund Balance</b>	<b>44,966,000</b>	<b>56,246,618</b>	<b>73,436,000</b>	<b>74,379,000</b>	<b>139,731,000</b>	<b>173,863,000</b>	<b>185,496,000</b>	<b>185,496,000</b>	

\* Reconciled with FY2007, FY2009 and FY2011 CAFR

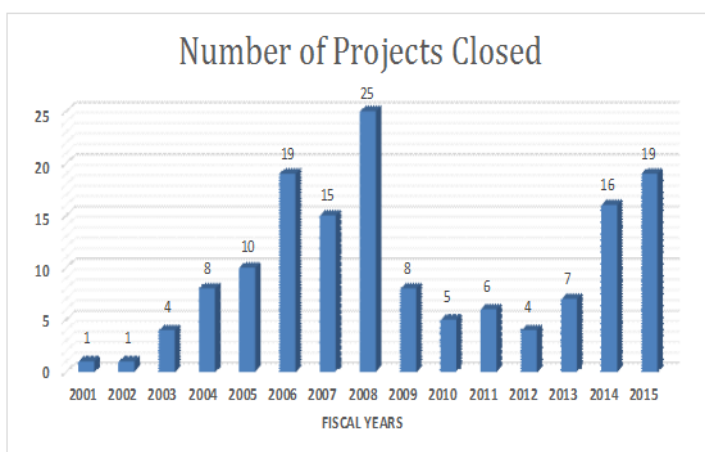
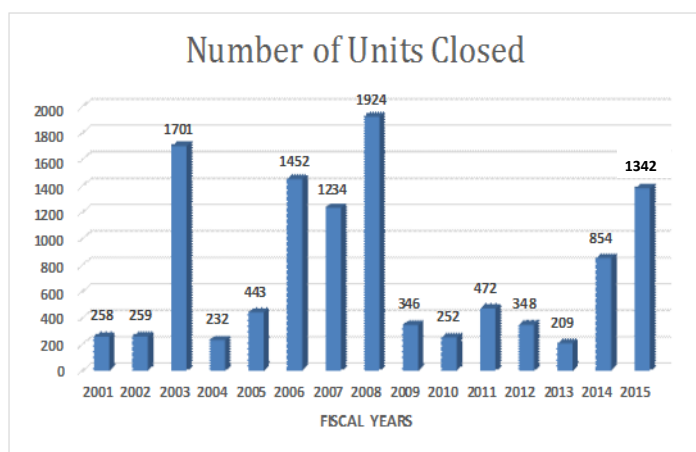
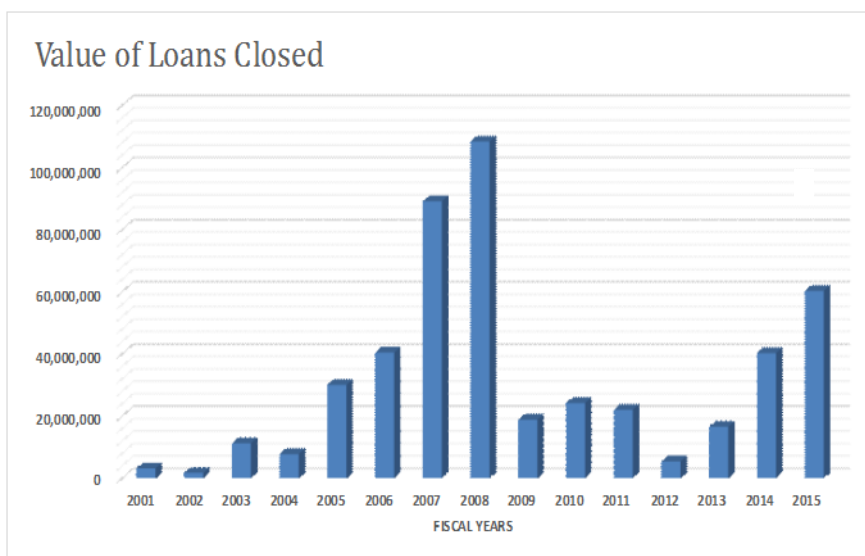
Available Fund Balance (9/30/2015) \$185,496,000

#### NOTES:

- 1) HPTF funds returned by CFE for WFHLT
- 2) Includes \$1 million received from World Bank for HPTF regulation exemption.
- 3) Project expenditures are as of September 30, 2015
- 4) Adjustments to Fund Balance of \$2,064,807 for FY2007, (\$23,708,214) for FY2009 and (\$10,610,071) for FY2011 to reconcile with CAFR.
- 5) Adjustments to expenditures of \$1,775,356 in FY2009.



## HISTORICAL OVERVIEW: ANNUAL SUMMARY TABLE, FY2001- FY2015

[illegible]

# FISCAL YEARS 2000-2015 QUARTERLY SUMMARY TABLE

October 2000 Through September 2015

Quarter	Starting Balance	Recordation Tax and Misc. Income	Interest/Other Income	Loan Repayments	Transfers from Mayor's Office	Disbursements	Adjustments	Ending Balance
Oct - Dec 2000	0	0	0	0		-	0	0
Jan - Mar 2001	0	24,399,835	0	0		-	0	24,399,835
Apr - Jun 2001	24,399,835	0	546,717	0		-	0	24,946,552
Jul - Sep 2001	24,946,552	0	202,467	0		(3,200,000)	0	21,949,018
Oct - Dec 2001	21,949,018	0	96,776	0		-	0	22,045,794
Jan - Mar 2002	22,045,794	0	156,083	3,248,263		(1,750,000)	0	23,700,140
Apr - Jun 2002	23,700,140	0	110,925	0		-	0	23,811,065
Jul - Sep 2002	23,811,065	0	85,381	0		-	0	23,896,446
Oct - Dec 2002	23,896,446	0	76,145	0		-	0	23,972,591
Jan - Mar 2003	23,972,591	0	59,681	0		(500,000)	0	23,532,273
Apr - Jun 2003	23,532,273	0	58,885	0		(426,721)	0	23,164,436
Jul - Sep 2003	23,164,436	5,000,000	63,825	1,935,000		(4,623,938)	0	25,539,323
Oct - Dec 2003	25,539,323	0	29,957	0		(985,000)	0	24,584,280
Jan - Mar 2004	24,584,280	0	45,575	2,115,260		(5,380,096)	0	21,365,020
Apr - Jun 2004	21,365,020	0	43,838	0		(1,519,529)	0	19,889,329
Jul - Sep 2004	19,889,329	50,667,380	103,268	0		(4,635,436)	0	66,024,540
Oct - Dec 2004	66,024,540	11,032,805	0	0		(4,601,017)	0	72,456,328
Jan - Mar 2005	72,456,328	12,100,692	562,706	0		(4,204,298)	0	80,915,428
Apr - Jun 2005	80,915,428	13,109,836	558,708	0		(1,953,215)	0	92,630,757
Jul - Sep 2005	92,630,757	15,303,062	755,644	0		(21,521,816)	0	87,167,646
Oct - Dec 2005	87,167,646	12,707,080	898,664	0		29,536	0	100,802,926
Jan - Mar 2006	100,802,926	11,402,834	433,345	0		(5,158,564)	0	107,480,541
Apr - Jun 2006	107,480,541	12,744,588	2,166,707	369,345		(10,161,633)	0	112,599,547
Jul - Sep 2006	112,599,547	35,910,528	1,688,216	1,150,634		(26,935,628)	(25,155,237)	99,258,060
Oct - Dec 2006	99,258,060	12,319,997	0	1,551,562		(19,214,906)	0	93,914,713
Jan - Mar 2007	93,914,713	15,001,980	0	451,689		(3,917,820)	0	105,450,562
Apr - Jun 2007	105,450,562	19,846,407	1,822,053	224,395		(14,467,976)	0	112,875,441
Jul - Sep 2007	112,875,441	11,562,832	6,112,108	339,912		(32,994,100)	2,064,807	99,961,000
Oct - Dec 2007	99,961,000	11,249,477	0	138,677		(8,197,936)	0	103,197,856
Jan - Mar 2008	103,197,856	8,911,192	0	579,156		(9,857,496)	0	102,830,708
Apr - Jun 2008	102,830,708	11,342,124	771,179	901,083		(30,969,930)	30,000,000	114,875,164
Jul - Sep 2008	114,875,164	9,086,587	3,221,181	2,077,123		(45,910,228)	0	83,303,189
Oct - Dec 2008	83,303,189	7,271,965	116,099	426,324		(5,731,286)	1,775,356*	87,161,647
Jan - Mar 2009	87,161,647	6,081,660	160,454	1,080,697		(12,743,645)	0	81,740,813
Apr - Jun 2009	81,740,813	4,814,198	107,965	729,541		(16,771,504)	0	70,621,013
Jul - Sep 2009	70,621,013	10,076,575	91,480	748,438		(12,863,292)	(23,708,214)	44,966,000
Oct - Dec 2009	44,966,000	5,368,998	19,681	350,626		(5,607,673)	0	45,097,632
Jan - Mar 2010	45,097,632	6,175,529	41,382	900,844		(4,437,808)	0	47,777,579
Apr - Jun 2010	44,777,579	4,566,085	512,660	0		(2,144,325)	0	50,711,999
Jul - Sep 2010	50,711,999	14,047,496	2,921,808	520,000		(11,954,685)	(15,931,618)	40,315,000
Oct - Dec 2010	40,315,000	5,858,167	13,605	188,012		(8,045,282)	0	38,329,502
Jan - Mar 2011	38,329,502	21,847,948	45874	1010795		(670,748)	0	60,563,371
Apr - Jun 2011	60,563,371	15,645,909	367,100	164,069		(3,120,731)	0	73,619,718
Jul - Sep 2011	73,619,718	22,889,721	23,565	1,497,865		(24,594,869)	0	73,436,000
Oct - Dec 2011	73,436,000	7,776,896	5,055,293	462,500		(15,911,463)	0	70,819,226
Jan - Mar 2012	70,819,226	10,528,031	974,569	462,500		(10,337,242)	0	72,447,084
Apr - Jun 2012	72,447,084	9,718,953	974,569	462,500		(10,337,241)	0	73,265,865
Jul - Sep 2012	73,265,865	14,712,340	974,569	462,500		(15,036,274)	0	74,379,000
Oct - Dec 2012	74,379,000	9,298,317	0	0	0	(9,871,552)	0	73,805,765
Jan - Mar 2013	73,805,765	13,293,981	0	0	0	(4,793,198)	0	82,306,548
Apr - Jun 2013	82,306,548	12,957,843	0	0	0	(6,643,935)	0	88,620,456
Jul - Sep 2013	88,620,456	17,668,748	5,761,000	2,032,000	66,931,000	(41,282,204)	0	139,731,000
Oct - Dec 2013	\$139,731,000	1,609,113	0	0	0	-	0	141,340,113
Jan - Mar 2014	141,340,113	1,460,961	0	0	0	-	0	142,801,074
Apr - Jun 2014	142,801,074	23,957,851	0	0	0	-	0	166,758,925
Jul - Sep 2014	166,758,925	18,935,351	10,640,724	0	38,966,000	(61,438,000)	0	173,863,000
Oct - Dec 2015	173,863,000	19,753,869	607,277	0	0	0	0	194,224,146
Jan - Mar 2015	194,224,146	12,503,489	1,050,147	0	0	0	0	207,777,782
Apr - Jun 2015	207,777,782	12,926,300	2,288,576	0	0	0	0	222,992,658
Jul - Sep 2015	222,992,658	15,414,342	0	0	20,099,000	(73,010,000)	0	185,496,000

## PRELIMINARY UTILIZATION PLAN FOR FY2015

As of September 30, 2015

## Fund Balance

<b>Projected Available Funding</b>	<b>Totals</b>	<b>Notes</b>
Fund Balance September 30, 2015	185,496,000	
Carryover Obligations September 30, 2015	(66,989,644)	
<b>Available Fund Balance September 30, 2015</b>	<b>118,506,356</b>	
Projected Revenue from Recordation Taxes FY2015	57,653,000	1
Projected Transfer in from the Mayor	42,438,000	
Projected Interest Income FY2016	2,000,000	
<b>Total Available Funds FY2016</b>	<b>220,597,356</b>	
 FY2016 HPTF Budget	 223,487,882	
<b>Projected Expenditures</b>		
FY2016 Administrative Expenditures @10%	(10,209,100)	
Projected Other Project related Expenditures FY2016	(30,000,000)	
Projected Project Expenditures FY2016	(70,000,000)	
Projected Obligated Projects 9/30/2016	(70,000,000)	
<b>Sub-Total Projected Expenditures</b>	<b>(180,209,100)</b>	
 Projected Balance of Budget Authority September 30, 2016	 43,278,782	
<b>Projected (Over)/ Under Subscription</b>		
<b>Projected Fund Balance September 30, 2016</b>	<b>43,278,782</b>	
<b>Projects Selected/Committed (Projected 9/30/2016)</b>		
Selected Projects	61,477,300	
Committed Projects	20,000,000	
<b>Sub-Total Projects Selected/Committed</b>	<b>81,477,300</b>	
 FY2015 Estimated (Over)/ Under Subscription	 (38,198,518)	 2

**Notes:**

- (1) Based upon revised revenue estimates 9/30/2015.
- (2) Represents total potential draw on HPTF resources. DHCD recognizes that not all projects will be approved for funding or advanced, and that this amount also may be reduced by shifting funding for some projects to other DHCD funding sources.

## FY2015 OBLIGATED PROJECT DESCRIPTIONS ▶▶▶



8 units

## Kenyon House Family Cooperative Inc.

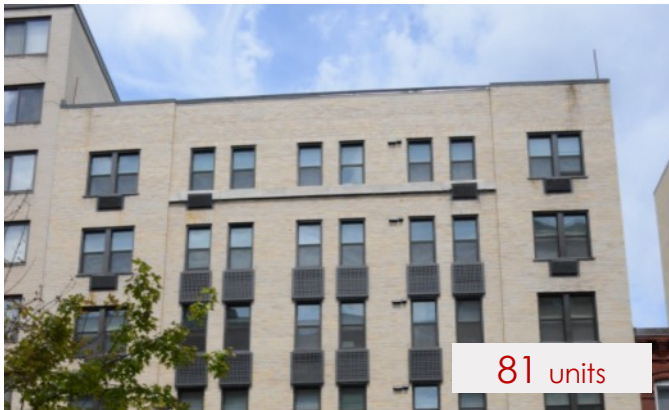
**Developer:** Kenyon Family Cooperative Inc.  
**Location:** 600 Kenyon Street NW  
**Number of Units:** 8  
**Amount:** \$1,603,139  
**Total Project Cost:** \$1,610,840  
**Funding Type:** Loan  
**Use:** Substantial Rehabilitation  
**Closing Date:** 6/27/2015  
**Beneficiaries:** 8 families at or below 80% of AMI  
**Affordability Term:** 40 years  
**Status:** Rehabilitation in progress



25 units

## Miriam's House

**Developer:** N Street Village  
**Location:** 1300 Florida Avenue NW  
**Number of Units:** 25  
**Amount:** \$743,464  
**Total Project Cost:** \$1,239,094  
**Funding Type:** Loan  
**Use:** Rehabilitation  
**Closing Date:** 7/7/2015  
**Beneficiaries:** 25 families at or below 30% of AMI  
**Affordability Term:** 40 years  
**Status:** Rehabilitation in progress

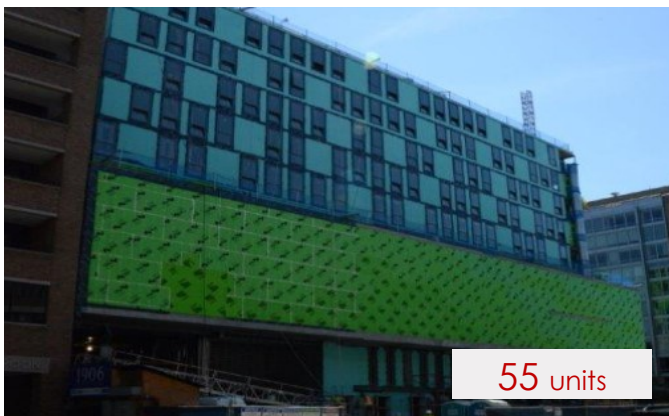


81 units

## The Norwood Rehabilitation

### 1417 N Street Cooperative

**Developer:** 1417 N Street Cooperative  
**Location:** 1417 N Street NW  
**Number of Units:** 81  
**Amount:** \$593,250  
**Total Project Cost:** \$13,189,483  
**Funding Type:** Loan  
**Use:** Rehabilitation  
**Closing Date:** 8/14/2015  
**Beneficiaries:** 81 families at or below 80% of AMI  
**Affordability Term:** 40 years  
**Status:** Rehabilitation in progress



55 units

## West End - Square 50

**Developer:** East Banc  
**Location:** 1211 23rd Street NW  
**Number of Units:** 55  
**Amount:** \$4,319,463  
**Total Project Cost:** \$26,933,148  
**Funding Type:** Loan  
**Use:** Rehabilitation  
**Closing Date:** 7/31/2015  
**Beneficiaries:** 55 families at or below 50% of AMI  
**Affordability Term:** 40 years  
**Status:** Rehabilitation in progress



## FY2015 OBLIGATED PROJECT DESCRIPTIONS



## 6925 Georgia Avenue (Additional Financing)

**Developer:** Mi Casa  
**Location:** 6925-6929 Georgia Avenue NW  
**Number of Units:** 27  
**Amount:** \$2,600,000  
**Total Project Cost:** \$7,635,767  
**Funding Type:** Loan  
**Use:** New Construction  
**Closing Date:** 4/21/2015  
**Beneficiaries:** 27 families at or below 80% of AMI  
**Affordability Term:** 40 years  
**Status:** Rehabilitation in progress



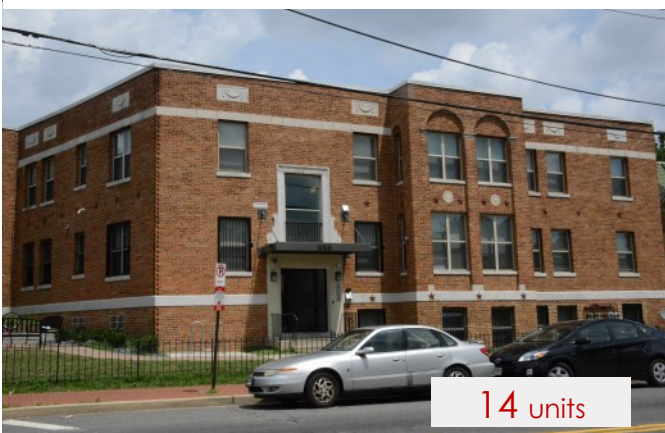
## Cornerstone Community Supp. Housing

**Developer:** Cornerstone  
**Location:** 4800 Arkansas Avenue NW  
**Number of Units:** 7  
**Amount:** \$435,410  
**Total Project Cost:** \$1,551,613  
**Funding Type:** Loan  
**Use:** Rehabilitation  
**Closing Date:** 6/16/2015  
**Beneficiaries:** 7 families at or below 50% of AMI  
**Affordability Term:** 40 years  
**Status:** Rehabilitation in progress



## Georgia Avenue Redevelopment (Juniper Heights Tenants Association)

**Developer:** William C. Smith  
**Location:** 7611 and 7701 Georgia Avenue NW  
**Number of Units:** 81  
**Amount:** \$6,750,000  
**Total Project Cost:** \$22,794,743  
**Funding Type:** Loan  
**Use:** Acquisition  
**Closing Date:** 12/10/2014  
**Beneficiaries:** 81 families at or below 80% of AMI  
**Affordability Term:** 40 years  
**Status:** Acquisition complete



## Partner Arms 1

**Developer:** THC Affordable Inc  
**Location:** 935 Kennedy Street NE  
**Number of Units:** 14  
**Amount:** \$841,297  
**Total Project Cost:** \$1,563,742  
**Funding Type:** Loan  
**Use:** Rehabilitation  
**Closing Date:** 8/31/2015  
**Beneficiaries:** 14 families at or below 30% of AMI  
**Affordability Term:** 40 years  
**Status:** Rehabilitation in progress





## FY2015 OBLIGATED PROJECT DESCRIPTIONS



### 2321 4th Street NE

**Developer:** E and G Group  
**Location:** 2331 4th Street NE  
**Number of Units:** 116  
**Amount:** \$6,806,239  
**Total Project Cost:** \$33,256,524  
**Funding Type:** Loan  
**Use:** New Construction  
**Closing Date:** 10/21/2014  
**Beneficiaries:** 116 families at or below 80% of AMI  
**Affordability Term:** 40 years  
**Status:** Rehabilitation in progress



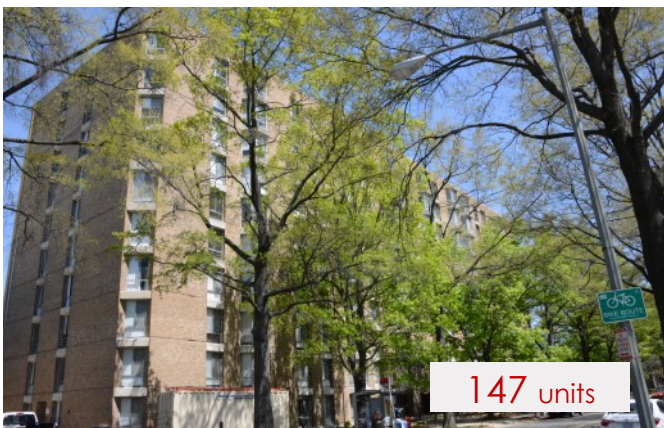
### Owen House

**Developer:** Open House Housing Inc.  
**Location:** 1256 Owen Place NE  
**Number of Units:** 4  
**Amount:** \$1,057,379  
**Total Project Cost:** \$505,258  
**Funding Type:** Loan  
**Use:** Rehabilitation  
**Closing Date:** 12/18/2014  
**Beneficiaries:** 4 families at or below 30% of AMI  
**Affordability Term:** 40 years  
**Status:** Rehabilitation in progress



### RAP, Inc.

**Developer:** RAP Inc.  
**Location:** 1959-2005 4th Street NE  
**Number of Units:** 38  
**Amount:** \$1,913,006  
**Total Project Cost:** \$55,913,006  
**Funding Type:** Loan  
**Use:** New Construction  
**Closing Date:** 9/9/2015  
**Beneficiaries:** 38 families at or below 30% of AMI  
**Affordability Term:** 40 years  
**Status:** Rehabilitation in progress



### Channel Square

**Developer:** NHT  
**Location:** 325 P Street SE  
**Number of Units:** 147  
**Amount:** \$7,400,000  
**Total Project Cost:** \$37,318,072  
**Funding Type:** Loan  
**Use:** Rehabilitation  
**Closing Date:** 1/21/2015  
**Beneficiaries:** 147 families at or below 80% of AMI  
**Affordability Term:** 40 years  
**Status:** Rehabilitation in progress



## FY2015 OBLIGATED PROJECT DESCRIPTIONS



7 units

### HFH Transitional House

**Developer:** HFH  
**Location:** 3009 G Street SE  
**Number of Units:** 7  
**Amount:** \$109,000  
**Total Project Cost:** \$709,000  
**Funding Type:** Loan  
**Use:** Rehabilitation  
**Closing Date:** 8/30/2015  
**Beneficiaries:** 7 families at or below 30% of AMI  
**Affordability Term:** 40 years  
**Status:** Rehabilitation in progress



9 units

### Maya Angelou Cooperative

**Developer:** Maya Angelou Coop  
**Location:** 5100 Bass Place SE  
**Number of Units:** 9  
**Amount:** \$780,000  
**Total Project Cost:** \$780,000  
**Funding Type:** Loan  
**Use:** Acquisition  
**Closing Date:** 1/9/2015  
**Beneficiaries:** 9 families at or below 80% of AMI  
**Affordability Term:** 40 years  
**Status:** Acquisition completed



186 units

### The Grove at Parkside

**Developer:** GIGD Park 7  
**Location:** 600 Kenilworth Terrace NE  
**Number of Units:** 186  
**Amount:** \$18,200,000  
**Total Project Cost:** \$42,182,451  
**Funding Type:** Loan  
**Use:** Acquisition and Rehabilitation  
**Closing Date:** 12/25/2014  
**Beneficiaries:** 186 families at or below 80% of AMI  
**Affordability Term:** 40 years  
**Status:** Rehabilitation in progress



108 units

### Atlantic Gardens

**Developer:** WINN Development  
**Location:** 4216 4th Street SE  
**Number of Units:** 108  
**Amount:** \$4,100,000  
**Total Project Cost:** \$24,151,107  
**Funding Type:** Loan  
**Use:** Acquisition  
**Closing Date:** 9/30/2015  
**Beneficiaries:** 108 families at or below 30% of AMI  
**Affordability Term:** 40 years  
**Status:** Acquisition completed

## FY2015 OBLIGATED PROJECT DESCRIPTIONS



### Atlantic Terrace

**Developer:** WINN Development  
**Location:** 4319 3rd Street SE  
**Number of Units:** 195  
**Amount:** \$6,500,000  
**Total Project Cost:** \$38,780,000  
**Funding Type:** Loan  
**Use:** Acquisition  
**Closing Date:** 9/30/2015  
**Beneficiaries:** 195 families at or below 30% of AMI  
**Affordability Term:** 40 years  
**Status:** Acquisition Completed



### Gainesville Court

**Developer:** Staton View Development  
**Location:** 1808 Gainesville Street SE  
**Number of Units:** 12  
**Amount:** \$800,000  
**Total Project Cost:** \$5,601,543  
**Funding Type:** Loan  
**Use:** New Construction  
**Closing Date:** 12/30/2014  
**Beneficiaries:** 12 families at or below 60% of AMI  
**Affordability Term:** 40 years  
**Status:** Construction in Progress



### Parkway Overlook

**Developer:** DC Housing Authority  
**Location:** Robinson Place SE  
**Number of Units:** 222  
**Amount:** \$750,000  
**Total Project Cost:** \$750,000  
**Funding Type:** Loan  
**Use:** Pre-development  
**Closing Date:** 12/30/2014  
**Beneficiaries:** 222 families at or below 60% of AMI  
**Affordability Term:** 40 years  
**Status:** Pre-development complete

**19** HPTF Projects Obligated  
 for **1,342** units of affordable housing in  
 loans totaling **\$60,349,526**

## REQUEST FOR PROPOSAL PROCESS

### #1 Selection Stage

Projects selected for underwriting.

### #2 Commitment Stage

Projects that have completed underwriting and have received letters of commitment.

### #3 Obligation Stage

Projects that have closed and funding has been obligated in the District's financial system.

### #4 Completion Stage

Projects where all obligated funding have been disbursed.

## APPENDIX C

### HPTF FOUR FUNDING STAGES ►►►



# SELECTIONS

## PROJECTS SELECTED FOR UNDERWRITING, FY2015

As of September 30, 2015

Fiscal Year/Project Name	Ward	Number of Units	Activity*	Agency Funding Selected	Selected Date	Projected Obligation Date
Kara House	1	10	Rehab.	1,451,564	5/31/2013	9/30/2015
Hope and a Home Scattered Sites II	1	14	Rehab.	639,044	5/02/14	6/16/2016
4000 Kansas Avenue	4	19	Rehab.	3,102,044	5/31/2013	7/17/2017
Building 25 Unity/Mi Casa/Mercy	4	27	Refinance	990,000	5/31/2013	12/31/2015
Luzon Tenant Association	4	43	Rehab.	990,000	7/30/14	7/30/2016
The Bartee Tenant Association	4	37	Rehab.	3,667,522	7/30/14	2/09/16
Manna Brightwood TOPA Pool	4	60	Rehab.	2,743,673	6/01/14	7/29/2016
The Beacon Center	4	99	New Construction	17,216,186	10/31/13	9/30/2016
Langdon Lofts (Langdon Apartments)	5	33	Rehab.	3,500,000	12/3/2014	9/30/2015
Square 769N Affordable	6	179	New Construction	1,645,343	6/02/14	10/28/2016
Texas & Minnesota Avenue	7	86	Rehab.	3,970,790	6/12/14	9/30/2016
2255 Martin Luther King Jr. Avenue SE	8	71	New Construction	7,330,828	6/02/14	7/19/2016
Archer Park	8	190	New Construction	11,305,560	6/02/14	2/29/2016
South Capitol Multifamily Building	8	195	New Construction	23,863,557	6/02/14	2/29/2016
4300 12th Street SE	8	26	New Construction	7,798,055	6/02/14	1/30/2017
Maple View Flats (Big K)	8	114	New Construction	17,000,000	1/11/14	8/20/2016
<b>GRAND TOTAL</b>		<b>1,203</b>		<b>107,214,166</b>		

# COMMITTED

## PROJECTS COMMITTED, FY2001-2015

As of September 30, 2015

Fiscal Year/Project Name	Ward	Number of Units	Activity*	Development Cost	Agency Funding Selected	Selected Date	Commitment Date	Projected Obligation Date
Maycroft Redevelopment Project	1	68	Rehab.	26,085,612	7,536,648	5/31/2013	9/01/14	12/31/15
1314 K Street SE Cooperative	6	12	Rehab.	497,962	497,962	8/26/2014	9/30/14	06/30/15
Plaza West	6	223	Rehab.	17,950,000	17,950,000	6/2/2014	9/09/15	02/29/16
Capital Gateway Marketplace	7	312	New Construction	81,752,529	13,000,000	5/2/2014	6/26/14	01/30/17
22 Atlantic Cooperative Association, Inc.	8	15	Rehab.	2,299,841	1,674,618	10/1/2012	5/07/13	07/15/15
Parkchester Apartments	8	94	Rehab.	6,413,410	6,413,410	6/2/2014	9/26/14	09/16/16
<b>GRAND TOTAL</b>		<b>724</b>		<b>134,999,354</b>	<b>47,072,638</b>			

### \* LEGEND

°No disbursements due to held retainage, no requisitions or awaiting C of O

\*\*Note - Leverage is the amount of other funding that is generated for each HPTF dollar

Acq.—Acquisition CLT—Construction Loan Takeout Constr.—Construction Demo.—Demolition  
PY—Units Counted in Prior Years Pre-Dev.—Pre-Development Cost Rehab.—Rehabilitation

Lead 1—Lead Hazard Control Grant Lead 2—Lead Hazard Reduction Demonstration  
Withdrawn—A project no longer in pipeline



## OBLIGATIONS

## PROJECTS WITH OBLIGATIONS, FISCAL YEAR 2001 - 2015

As of September 30, 2015

Project Name	Ward	Number of Units	Activity*	Development Cost	Agency Approved Funding	Obligation Date	Remaining Obligated Funding	Cumulative Disbursements
Kenyon House Family Cooperative	1	8	Rehab.	1,610,840	1,603,139	6/27/2015	30,000	1,573,139
1703 Euclid Street NW (Phase I)	1	3	Rehab.	664,719	286,147	11/30/2008	96,549	189,598
1417 N Street Northwest DC Tenants Association	1	84	Acq.	9,729,479	3,624,286	7/25/2011	59,150	3,565,136
1417 N Street Northwest DC Tenants Association	1	84	Rehan	593,250	593,250	8/14/2015	593,250	0
1919 Calvert Street NW Tenants Association	1	14	Rehab/ Acq	1,800,000	1,400,000	9/30/2014	146,655	1,253,345
Owen House	1	4	Rehab.	505,258	505,258	12/18/2014	505,258	0
Miriam's House	1	25	Rehab.	1,239,092	743,464	7/7/2015	743,464	0
West End Square 50	2	56	Constr.	26,939,148	4,319,463	7/31/2015	4,319,463	0
6925 Georgia Avenue	4	27	Constr.	7,635,767	2,600,000	4/21/2015	1,726,236	873,764
Channel Square	4	223	Rehab.	37,318,072	7,400,000	1/27/2015	7,400,000	0
Cornerstone Comm Supp Housing	4	7	Rehab.	1,551,613	435,410	6/16/2015	135,410	300,000
Voices of Madison Cooperative	4	15	Rehab.	636,334	636,334	7/3/2007	125,350	510,984
Longfellow Arms NWDC LLC	4	30	Rehab.	9,041,379	3,854,000	7/1/2008	59,591	3,794,409
4000 Kansas Phase 2	4	19	Rehab.	1,653,665	1,653,665	4/30/2009	1,361,559	292,106
4100 Georgia Ave Apartments	4	72	Constr.	15,817,636	8,136,031	8/6/2007	588,787	7,547,244
Webster Gardens	4	52	Acq./ Rehab.	12,042,459	4,000,000	4/14/2010	1,568,445	2,431,555
Metro Village (Takoma Spring Pl)	4	120	New Constr.	33,787,236	7,990,000	7/28/2014	460,873	7,529,127
RAP Inc. (Additional Funding)	5	38	Constr.	5,913,006	1,913,006	9/9/2015	1,201,256	711,750
2321 4th Street NE	5	116	New Constr.	33,266,524	6,806,239	10/21/2014	1,255,728	5,550,511
Partner Arms I	5	14	Rehab.	1,563,742	841,297	8/31/2015	536,761	304,536
St. Martins	5	178	Constr.	42,577,454	9,512,000	9/30/2008	450,116	9,061,884
The Dunbar - Open Arms	5	19	Sp. Needs-Rehab.	2,654,970	1,124,475	11/13/2009	154,475	970,000
SOME Benning Road	7	178	Rehab.	68,796,974	17,947,789	9/30/2015	17,947,789	0
The Grove at Parkside	7	186	New Constr.	12,800,000	12,800,000	12/23/2014	3,250,069	9,549,931
HFH Transition House (DHCD HIV/AIDS Housing Initiative)	7	7	Rehab.	709,000	109,000	8/30/2015	109,000	0
GW Carver Seniors Apartments (49 Street Developer)	7		Demo.	4,558,300	2,777,000	2/13/2006	291,809	2,485,191
Four Walls Development, Inc.	7	15	Rehab.	1,573,000	773,808	6/1/2005	93,752	680,056
Footie Street Renovation	7	6	Acq.	863,125	345,312	9/30/2008	11,312	334,000
Victory Square Apartments (Parkside View Seniors)	7	98	New Constr.	18,798,648	3,667,887	2/9/2011	1,689,384	1,978,503
The Community Builders	7	98	Rehab.	20,162,500	1,059,234	8/1/2008	36,173	1,023,061
62nd Street Apartments - Phase I	7	39	Pre-Dev.	8,000,000	354,410	9/30/2011	166,149	188,261
62nd Street Apts (w/PADD) Phase II	7	39	New Constr.	9,533,670	3,000,000	0/30/2014	1,318,759	1,681,241
Atlantic Terrace	8	195	Rehab.	38,782,088	6,500,000	9/30/2015	6,500,000	0
Atlantic Gardens	8	108	Rehab.	24,151,107	4,100,000	9/30/2015	4,100,000	0
Maya Angelou Cooperative	8	9	Rehab.	1,077,000	780,000	1/9/2015	47,716	732,284
Parkway Overlook	8	220	Pre-Dev.	750,000	750,000	12/30/2014	750,000	0
Cedar Flats - Big K (Mapleview Flats)	8	114	Pre-Dev.	911,670	911,670	6/13/2014	374,104	537,566
L'Enfant Square Apartments (CVE)	8	13	Rehab.	1,321,109	640,000	5/31/2012	616,430	23,570
Hyacinth's Place	8	15	New Constr.	2,364,393	1,753,652	1/31/2009	74,999	1,678,653
1320 Mississippi Avenue	8	19	Rehab.	6,583,525	4,026,684	8/30/2010	1,299,677	2,727,007
St. Paul Senior Living I	8	56	Constr.	5,323,772	825,000	8/1/2003	82,500	742,500
Community of Hope	8	10	Rehab.	2,565,000	1,300,000	7/1/2005	116,023	1,183,977
Graceview/House of Help City of Hope	8	12	Acq.	2,166,900	2,166,900	2/25/2005	23,259	2,143,641
Park Southern Apartments	8	360	Rehab.	3,076,641	3,076,641	5/25/2006	179,306	2,897,335
Wheeler Terrace	8	118	Acq./ Rehab.	33,395,427	5,725,086	7/1/2008	44,277	5,680,809
Gardenview Estate II aka River East @Anacostia Metro Station	8	46	New Constr.	12,537,274	4,110,788	9/17/2014	2,241,040	1,869,748
Tobias Henson Apartments (Savannah Park)	8	64	Rehab.	4,261,219	1,365,000	9/30/2014	119,858	1,245,142
SOME Scattered Site II	6,8	71	Rehab.	5,680,000	4,780,000	5/31/2013	1,987,883	2,792,117
<b>GRAND TOTAL</b>		<b>3,304</b>		<b>539,283,985</b>	<b>155,623,325</b>		<b>66,989,644</b>	<b>88,633,681</b>

## \* LEGEND

°No disbursements due to held retainage, no requisitions or awaiting C of O

\*\*Note - Leverage is the amount of other funding that is generated for each HPTF dollar

Acq.—Acquisition CLT—Construction Loan Takeout Constr.—Construction Demo.—Demolition Lead 1—Lead Hazard Control Grant Lead 2—Lead Hazard Reduction Demonstration  
 PY—Units Counted in Prior Years Pre-Dev.—Pre-Development Cost Rehab.—Rehabilitation Withdrawn—A project no longer in pipeline



# COMPLETIONS

## PROJECTS WITH COMPLETED DISBURSEMENTS, FY2001 - 2015

As of September 30, 2015

Project Name	Ward	Number of		Development Cost	Funding Requested	Funding Disbursements	Obligation Date	Date of Completion
		Units	Activity*					
3128 Sherman Avenue NW	1	13	Acq.	665,000	665,000	665,000	3/1/2004	3/11/2004
Claiborne Apt Tenants Association	1	92	Acq.	11,912,076	11,912,076	11,912,076	7/1/2008	7/1/2008
Hope and a Home I	1	14	Acq.	1,885,183	1,885,183	1,885,183	12/30/2005	7/11/2011
Neighborhood Consejo	1	6	New Constr.	239,211	100,000	100,000	6/1/2005	6/1/2005
Jubilee Phase Housing IA	1	118	Rehab.	1,620,503	1,620,503	1,620,503	7/1/2005	7/6/2006
Jubilee Housing Phase IB	1		Rehab.	20,894,188	1,933,803	1,933,803	7/1/2006	8/31/2011
Jubilee Re-entry Housing Initiative	1	24	Rehab./ Acq.	5,472,857	2,922,451	2,922,451	12/13/2012	2,922,451
Immaculate Conception Apartments	1	136	Acq.	19,770,379	2,187,557	2,187,557	1/4/2004	1/11/2004
Kara House Cooperative	1	13	Acq.	1,194,000	1,194,000	1,194,000	6/30/2006	7/13/2006
Crestwood Tenants Association	1	22	Acq.	3,595,928	3,595,928	3,595,928	7/31/2006	8/9/2006
Crestwood Cooperative	1	22	Rehab.	1,451,032	1,451,032	1,451,032	8/26/2013	1,451,032
New Beginning Apartments	1	15	Acq.	1,812,700	1,812,700	1,812,700	9/30/2006	9/30/2006
Green Door - 3471 14th Street NW	1	6	Acq./Rehab.	521,160	368,504	368,504	4/1/2004	3/5/2005
Las Marias Cooperative, Inc.	1	50	Acq.	1,815,000	1,815,000	1,815,000	7/7/2005	9/14/2007
Ontario Court Apartments	1	27	Rehab.	9,267,065	3,428,019	3,428,019	12/3/2007	12/3/2007
Ailanthus Cooperative, Inc.	1	9	Acq.	925,000	925,000	925,000	1/3/2008	1/31/2008
New Fairmont I and II	1	102	Rehab.	31,710,171	4,750,000	4,750,000	12/1/2002	1/31/2008
Fairmont I and II - Additional Funding	1	102	Rehab.	35,710,000	4,000,000	4,000,000	7/14/2006	1/31/2008
Sankofa Cooperative, Inc.	1	48	Acq.	7,073,017	5,194,061	5,194,061	5/29/2008	5/29/2008
Quest Cooperative, Inc.	1	23	Rehab.	2,135,000	2,135,000	2,135,000	8/1/2008	7/30/2011
E and G	1,6,7	134	Acq./Rehab.	33,175,762	5,385,361	5,385,361	3/22/2011	2/31/2012
MLK Jr. Latino Cooperative	2	74	Acq.	13,542,009	8,398,000	8,398,000	9/30/2006	9/30/2006
Martin L King Jr Latino Cooperative	2		Rehab.	6,498,120	6,498,120	6,498,120	2/28/2008	8/30/2011
Phyllis Wheatley YWCA Inc.	2	117	Rehab.	674,200	674,200	674,200	9/30/2005	6/5/2008
R Street Apt.	2	124	Rehab.	19,673,973	6,500,000	6,500,000	7/31/2007	9/24/2007
Progression Place Apartments (Broadcast Residential Partners)	2	50	New Constr.	44,000,000	2,700,000	2,700,000	2/9/2012	6/12/2012
Senior Housing at O	2	90	New Constr.	35,158,271	6,279,412	6,279,412	11/29/2012	11/29/2012
Woodley House	3	31	Rehab.	5,410,437	1,016,750	1,016,750	8/30/2008	12/17/2010
4211 2nd Street Apts (Victory Hills)	4	23	Rehab.	3,011,232	425,000	425,000	2/16/2007	4/28/2009
4000 Kansas Avenue	4	19	Acq.	2,817,415	1,125,000	1,125,000	9/1/2008	9/1/2008
Georgia Commons	4	130	Acq. /Rehab.	23,100,000	3,755,000	3,755,000	6/30/2009	7/1/2009
Green Door - 6411 Piney Branch Road	4	6	Rehab.	86,500	74,162	74,162	4/21/2006	5/31/2006
Kentucky Scott, LLC (Kennedy Street)	4	21	Rehab.	2,003,641	2,003,641	2,003,641	7/31/2007	1/27/2010
The Duncan Cooperative	4	27	Acq.	2,565,400	2,565,400	2,565,400	8/1/2006	10/30/2006
Colorado Cooperative	4	36	Acq.	3,150,000	3,150,000	3,150,000	2/28/2007	4/9/2007
Brightwood Gardens Cooperative	4	52	Acq.	3,676,357	3,676,357	3,676,357	6/30/2007	7/24/2007
Valencia	4	32	Acq.	2,336,667	811,670	811,670	6/18/2014	6/18/2014
Vizcya Apartments	4	17	Acq.	7,111,510	1,550,417	1,550,417	6/18/2014	6/18/2014
Concord Apartments	4	78	Acq.	3,777,990	6,926,250	6,926,250	6/18/2014	6/18/2014
5741 Colorado Cooperative LCA	4	28	Acq.	3,150,000	2,522,546	2,522,546	7/23/2014	7/23/2014
Sierra Cooperative	5	20	Rehab	2,531,000	1,502,000	1,502,000	3/20/2014	1.31/2015
30th Place Townhomes	5	26	New Constr.	8,676,000	900,000	900,000	7/22/2014	7/31/2015
1029 Perry Street NE	5	16	Acq.	2,888,557	600,000	600,000	8/25/2009	8/26/2009
Bates Street Townhomes	5	5	Acq./Rehab.	1,705,403	1,705,403	1,705,403	12/26/2006	10/1/2008
Edgewood IV	5	258	Acq.	21,735,657	3,200,000	3,200,000	7/1/2001	7/8/2001
Carver Terrace Apartments	5	312	CLT	27,096,789	985,000	985,000	12/1/2003	12/10/2003
North Capitol Plymouth Senior	5	69	New Constr.	6,842,470	1,629,067	1,629,067	8/1/2003	3/29/2006
Apartments	5	69	New Constr.	6,842,470	1,629,067	1,629,067	8/1/2003	3/29/2006
Carver Terrace Community Center	5		New Constr.	27,096,789	350,000	350,000	11/3/2005	12/22/2006
Shalom House	5	-	Special Needs	1,981,713	1,981,713	1,981,713	5/2/2008	12/24/2008
The Elizabeth Ministry - Foster Care	5		Pre-Dev.	292,327	292,327	292,327	2/28/2007	8/28/2007
Wesley House (Union Wesley)	5	57	New Constr.	16,146,587	3,101,787	3,101,787	12/13/2006	9/18/2008
The Elizabeth Ministry	5	27	Rehab.	7,000,000	2,406,986	2,406,986	7/1/2008	2,406,986
Ivy City Home Rehabilitation Project (Habitat Phase II	5	4	Rehab.	489,040	489,040	489,040	12/31/2012	12/31/2012
Ivy City Home Demonstration Initiative (Habitat II)	5	11	Constr.	2,984,722	1,505,900	1,505,900	9/9/2015	5/9/2014
Peaceholics Inc.	5,6,8	32	Pre-Dev.	5,600,000	600,000	600,000	8/12/2008	11/21/2008
Peaceholics Inc. 2	5,6,8	N/A	Rehab.	4,400,000	4,400,000	4,400,000	4/30/2009	10/31/2012

\* LEGEND

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\*\*Note - Leverage is the amount of other funding that is generated for each HPTF dollar

**Acq.**—Acquisition      **CLT**—Construction Loan Takeout      **Constr.**—Construction      **Demo.**—Demolition  
**PY**—Units Counted in Prior Years      **Pre-Dev.**—Pre-Development Cost      **Rehab.**—Rehabilitation

**Lead 1**—Lead Hazard Control Grant   **Lead 2**—Lead Hazard Reduction Demonstration  
**Withdrawn**—A project no longer in pipeline



## COMPLETIONS

## PROJECTS WITH COMPLETED DISBURSEMENTS, FY2001 - 2015

As of September 30, 2015

Project Name	Ward	Number of Units	Activity*	Development Cost	Funding Requested	Funding Disbursements	Obligation Date	Date of Completion
Channel Square	6	147	Acq.	7,400,000	7,400,000	7,400,000	1/27/2015	1/27/2015
1314 K Street	6	12	Acq.	1,499,265	1,499,265	1,499,265	9/1/2008	9/1/2008
Golden Rule Apartments	6	170	Pre-Dev.	55,773,855	950,000	950,000	12/3/2007	7/23/2010
Bethune House	7	44	Rehab.	3,477,659	3,477,659	3,477,659	11/21/2006	6/1/2010
Copeland Manor Cooperative	7	61	Acq.	4,083,606	4,083,606	4,083,606	4/28/2008	4/28/2008
Green Door - 2721 Pennsylvania Avenue SE	7	6	Acq.	294,548	174,548	174,548	3/1/2004	3/10/2004
GW Carver Seniors Apartments	7	N/A	Pre-Dev.	13,542,000	1,199,492	1,199,492	7/1/2004	2/14/2006
GW Carver Seniors Apartments	7	104	New Constr.	14,950,000	950,000	950,000	12/31/2007	5/1/2009
Carver 2000 Tenants Association	7	125	Pre-Dev.	3,950,000	1,118,000	1,118,000	2/26/2012	6/24/2014
Hacienda Cooperative	7	59	Acq.	7,485,440	1,419,219	1,419,219	3/31/2009	4/1/2009
SOME - Independence Place	7	21	New Constr.	3,028,833	1,300,000	1,300,000	5/1/2004	5/24/2006
Amber Overlook	7	50	New Constr.	17,874,124	1,200,000	1,200,000	7/31/2006	7/31/2006
A Street Manor Cooperative	7	16	Acq.	1,045,110	1,045,110	1,045,110	9/22/2005	6/14/2007
Mayfair Mansions 3 (Additional funding)	7	0	Rehab.	950,000	950,000	950,000	10/31/2011	10/31/2011
Mayfair Mansions 3	7	160	Rehab.	6,913,646	6,913,646	6,913,646	9/24/2007	9/24/2007
Mayfair Mansions 2	7		Acq.	24,550,000	24,550,000	24,550,000	12/7/2006	12/7/2006
Pleasant Park Cooperative	7	60	Acq.	4,710,265	4,710,265	4,710,265	4/25/2008	4/25/2008
The Community Builders 2	7		Acq.	5,000,000	5,000,000	5,000,000	1/31/2009	1/31/2009
The Elizabeth Ministry Foster Care	7	27	Acq.	7,000,000	2,406,986	2,406,986	7/1/2008	7/1/2008
Nannie Helen @ 4800 (DMPED)	7	N/A	New Constr.	N/A	250,000	250,000	N/A	9/30/2014
Eden Place - Phase I (DMPED)	7	N/A	New Constr.	N/A	277,712	277,712	N/A	7/30/2014
Linda Joy and Kenneth Jay Pollin Community Center	7	83	New Constr.	27,214,743	8,268,000	10,207,091	8/31/2011	9/22/2014
THC Affordable Housing Inc (Weinberg Commons)	7	36	New Constr.	8,894,830	600,000	600,000	9/16/2014	3/31/2015
SOME -Scattered Project	7,8	241	Acq./Rehab.	35,706,015	11,503,000	11,503,000	8/18/2010	8/1/2010
Buxton Condominium	8	24	Rehab.	1,525,000	1,525,000	1,525,000	3/6/2013	3/31/2015
Juniper Heights/7611 and 7701 Georgia Avenue NW Tenants Association	8	81	Acq.	22,794,743	6,750,000	6,750,000	12/10/2014	12/10/2014
Gainesville Court	8	19	New Constr.	5,601,543	800,000	800,000	12/30/2014	12/30/2014
The Gregory Apartments	8	124	rehab.	19,786,277	2,650,000	2,650,000	9/23/2014	9/23/2014
Archer Park Apartments	8	214	Rehab.	60,685,486	5,648,000	5,648,000	7/1/2008	7/1/2008
Far SW/SE - Retail Housing (Trinity Plaza)	8		Pre-Dev.	600,000	600,000	600,000	11/22/2006	5/26/2009
Far SW/SE - Retail Housing (Trinity Plaza)	8	28	Acq./ Pre-Dev.	780,000	780,000	780,000	11/22/2006	12/3/2010
Freedom House	8	30	Rehab.	1,912,823	1,177,500	1,177,500	2/23/2006	3/29/2006
Henson Ridge HOPE VI ADA Accessible	8	22	Rehab.	10,710,000	2,900,000	2,900,000	3/15/2010	3/15/2010
Howard Hill Apartments	8	74	Constr.	2,726,630	2,062,497	2,062,497	12/23/2004	2/22/2006
Langston Lane	8	114	Constr.	6,980,500	6,980,500	6,980,500	3/15/2007	4/28/2009
Trenton Park	8	259	Acq.	11,862,090	1,750,000	1,750,000	12/1/2001	12/10/2001
Stanton View Townhomes	8	31	Constr.	11,628,631	4,000,000	4,000,000	7/1/2008	7/1/2008
St. Paul's Senior Living II - Add'l Funding	8	56	New Constr.	6,924,000	1,600,000	1,600,000	6/1/2005	7/1/2005
Wingate Tower Apartments	8	717	Acq./Rehab.	66,746,000	2,500,000	2,500,000	8/1/2003	UNK
Arthur Capper Senior II	8	136	Constr.	19,105,637	1,700,000	1,700,000	12/28/2005	12/29/2005
Bowling Green Royal Courts	8	126	New Constr.	18,300,000	1,600,000	1,600,000	6/1/2003	3/15/2006
J.W. King Senior Center	8	74	New Constr.	11,656,237	2,120,000	2,120,000	5/1/2004	4/12/2006
Renaissance	8	12	Rehab.	1,626,547	1,626,547	1,626,547	12/1/2004	3/15/2008
Renaissance - Add'l Funding	8		Pre-Dev.	2,876,547	1,040,000	1,040,000	10/20/2006	3/15/2008
Zagami House	8	12	Rehab.	3,846,637	1,000,000	1,000,000	4/3/2008	4/3/2008
2300 Pennsylvania Avenue	8	118	Constr.	32,500,000	7,500,000	7,500,000	8/1/2008	8/1/2010
Parkside Terrace Redevelopment	8	316	Constr.	75,000,000	21,452,064	21,452,064	11/3/2007	8/21/2010
W Street Apartments (Additional Funding)	8	15	New Constr.	1,498,500	1,498,500	1,498,500	2/13/2013	2/13/2013
Trinity Plaza - Retail Worker	8	49	Rehab.	3,950,000	3,950,000	3,950,000	9/30/2013	9.30/2013
SAFI - City First Bank '05	Var	-	Acq.	10,000,000	5,000,000	5,000,000	8/15/2005	9/1/2005
SAFI - Enterprise Fin Svcs '05	Var	-	Acq.	10,000,000	5,000,000	5,000,000	8/15/2005	9/1/2005
SAFI - Unitarian Unvrslst Bank '05	Var	-	Acq.	10,000,000	5,000,000	5,000,000	8/15/2005	9/1/2005
SAFI II - Cornerstone '06	Var	-	Acq.	3,000,000	3,000,000	3,000,000	3/8/2006	5/31/2006
SAFI II - Washington Area Hsg Trust '06	Var	-	Acq.	2,000,000	2,000,000	2,000,000	3/8/2006	5/31/2006
SAFI III - Washington Area Hsg Trust '07	Var	-	Acq.	2,000,000	2,000,000	2,000,000	2/15/2007	3/30/2007
SAFI III - Enterprise Community Loan '07	Var	-	Acq.	3,000,000	3,000,000	3,000,000	5/9/2007	6/29/2007
Workforce Community Land Trust (DMPED)	Var	-	Acq.	4,000,000	4,000,000	4,000,000	11/2/2007	11/2/2007
<b>GRAND TOTAL</b>		<b>6,841</b>		<b>1,202,134,275</b>	<b>351,039,442</b>	<b>352,978,533</b>		

\* LEGEND

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Acq.—Acquisition CLT—Construction Loan Takeout Constr.—Construction Demo.—Demolition Lead 1—Lead Hazard Control Grant Lead 2—Lead Hazard Reduction Demonstration  
 PY—Units Counted in Prior Years Pre-Dev.—Pre-Development Cost Rehab.—Rehabilitation Withdrawn—A project no longer in pipeline

## SITE ACQUISITION FUNDING INITIATIVE CLOSED PROJECTS FY2005-2015

As of September 30, 2015

									Reserved Units					
Lender	Developer / Project Name	Address	Ward	# of Project Units	DHCD SAFI Amount	Lender Match	Total SAFI Loan	Type of Project				DHCD Funds	Funds	Fund Balance
									<30%	31-50%	51-80%	Disbursed to Lender	Repaid to Lenders	
City First Bank of DC														
1	THC Affordable Housing Inc.	Ft Stevens 13th Place	4	32	\$1,995,000	\$1,995,000	\$3,990,000	Rental	9	23	-		\$1,995,000	
2	6030-6050 13th Place	Cornerstone Community DC	4	7	\$354,375	\$354,375	\$708,750	Rental	5		2			
3	4800 Arkansas Avenue NW	SOME	8	13	\$498,750	\$498,750	\$997,500	Rental	13	-	-		498,750	
4	Zagami	1701 19th Street SE	8	95	\$1,900,000	\$3,850,000	\$5,750,000	Ownership	-	-	95		\$1,900,000	
5	Marshall Heights CDC	4th & Mississippi Avenue SE	8	45	\$1,450,000	\$1,450,000	\$2,900,000	Rental	45	-	-		\$1,450,000	
6	SOME	Naylor Road	8	49	\$780,936	\$780,939	\$1,561,875	Rental	49	-	-			
7	2765 Naylor Road SE	Mellon Street	8	32	\$900,000	\$900,000	\$1,800,000	Rental	32	-	-			
	523-525 Mellon Street	Building Futures												
	Daffodil House Inc.	3237 Hiatt Place NW												
	Sub-total—City First Bank			273	\$7,879,061	\$9,829,064	\$16,999,375		153	23	97	\$5,000,000	\$5,843,750	\$2,964,689
Cornerstone, Inc.														
1	Building Futures	Daffodil House Inc.	1	32	\$1,000,000	\$80,000	\$1,080,000	Rental	32					
2	3237 Hiatt Place NW	THC Affordable Inc.	4	14	\$315,000	\$840,000	\$1,155,000	Rental	14				315,000	
3	925-935 Kennedy Street NW	SOME	5	7	\$407,500	\$407,500	\$815,000	Rental	7	-	-		407,500	
4	Mary Claire House Extended	1511/1513 North Capital NE	5	16	\$675,000	\$700,000	\$1,375,000	Rental	16	-	-		675,000	
5	Community Connections	1255-1261 Mount Olivet Road NE	8	11	\$500,000		\$500,000	Rental	11					
6	1820 Fort Davis Street SE	Community Connections	8	27	\$1,500,000	\$1,500,000	\$3,000,000	Rental	27					
	4715-21 Texas Avenue SE	Sub-total—Cornerstone			107	\$4,397,500	\$3,527,500	\$7,925,000	107	0	0	\$3,000,000	\$1,397,500	\$0
Enterprise														
1	Jubilee Maycroft	1474 Columbia Road NW	1	48	\$2,000,000	\$8,800,000	\$10,800,000	Rental			48			
2	Mi Casa / NDC	Georgia & Lamont LLC	1	67	\$950,000	\$950,000	\$1,900,000	Rental	-	-	67		950,000	
3	3234-3226, 3228 -3234 Georgia Avenue, 704 -712 Lamont NW	NHT Enterprise	1	37	\$1,845,000	\$1,845,000	\$3,690,000	Rental		37				
4	NHTE Kenyon Street Preservation LLC	1636 Kenyon Street NW	4	42	\$868,875	\$868,875	\$1,737,750	Rental			42			
5	Manna Inc. Athena LLC	734 Longfellow Street NW	5	28	\$781,065	\$781,065	\$1,562,130	Ownership	-	-	28			
6	Manna, Inc.	Douglas Art Building	5	33	\$247,325	\$247,325	\$494,650	Rental		33				
	2414 Douglas Street NE	Israel Manor Seniors												
	Israel Manor	Rhode Island and 10th Street NE												
*	7	Marshall Heights CDC			\$0	\$0	\$0		-	-				
	Home Again Bundle 16	Scattered Sites												
8	SOME	Texas Avenue Project	7	17	\$654,945	\$942,556	\$1,597,501	Rental	17	-	-		654,945	
	2810-2871 Texas Avenue SE													

\* Marshall Heights CDC's parcel Home Again Bundle 16 Property was acquired by the City and the SAFI funds were repaid through an MOU executed between DHCD and the Office of the Deputy Mayor for Planning and Economic Development.

\*\* SAFI Loans to East of the River CDC were written off as a result of foreclosure by the lender, Open Door Housing Fund resulting in a loss of \$4,581,595 to SAFI. ERCDC filed for bankruptcy soon after the foreclosure.

## SITE ACQUISITION FUNDING INITIATIVE CLOSED PROJECTS FY2005-2015

								Reserved Units						
Lender	Developer / Project Name	Address	Ward	# of Project Units	DHCD SAFI Amount	Lender Match	Total SAFI Loan	Type of Project	<30%	31-50%	51-80%	DHCD Funds Disbursed to Lender	Funds Repaid to Lenders	Fund Balance
Enterprise														
9	The Community Builders	TCB Scattered Sites	7	98	\$2,000,000	\$3,500,000	\$5,500,000	Rental	43	55	-		2,000,000	
	5020, 5024, 5027, 5028 Call Place ; 2700-02, 2701-03, 2834 Q Street, 2701-03 R Street SE													
10	CPDC	Wheeler Terrace Development LP	8	113	\$1,000,000	\$3,000,000	\$4,000,000	Rental	-	113	-		1,000,000	
	1217 Valley Avenue SE													
** 11	East of the River CDC	Home Again Bundle 16	8	30	\$0	\$0	\$0		-					
	Scattered Sites													
12	Parkside Terrace Development CDC	Parkside Terrace Development	8	316	\$2,000,000	\$2,500,000	\$4,500,000	Rental	50	131	135		2,000,000	
	3700 9th Street SE													
13	Far SW/ SE CDC	Trinity Plaza	8	49	\$292,500	\$292,500	\$585,000	Ownership	-	32	17			
	3927-3937 South Capital Street SW													
Sub-total—Enterprise				878	\$12,639,710	\$23,727,321	\$36,367,031		110	401	337	\$7,728,510	\$6,604,945	\$5,436,010
Open Door Housing Fund														
1	Manna, Inc.	1029 Perry Street NE	5	16	\$603,750	\$603,750	\$1,207,500	Ownership	-	-	16		\$603,750	
** 2	East of the River CDC	ERDC- Affordable Rental	7	30	\$0	\$0	\$0	Rental	-	-	0			
3	SOME	Affordable Housing Opportunities Inc.	8	16	\$916,369	\$916,369	\$1,832,738	Rental	16	-	-		\$916,369	
4	SOME	Barnaby Street Project	8	11	\$892,500	\$892,500	\$1,785,000	Rental	11	-	-			
5	SOME	South Capitol Street Project	8	54	\$735,000	\$735,000	\$1,470,000	Rental	54	-	-		\$735,000	
	3828-3830 South Capitol Street SE													
6	SOME	Chesapeake Street	8	24	\$1,441,786	\$1,928,114	\$3,369,900	Rental	24		-		\$1,441,786	
	730-736 Chesapeake Street SE									-				
** 7	East of the River CDC	ERDC- Affordable Rental	8	26	\$0	\$0	\$0	Rental	-	-	0			
	29th Street SE													
** 8	1814-1816 29th Street SE	East of the River CDC	8	40	\$0	\$0	\$0	Rental	-	-	0			
	Jasper Place													
9	Emory Beacon of Light	6203 12th Street,	4	4	\$354,375	\$354,375	\$708,750	Rental			4			
	814 Tuckerman Street NW													
Sub-total—Open Door				221	\$4,943,780	\$5,430,108	\$10,373,888		105	0	20	\$4,589,405	\$3,696,905	\$3,342,530
Grand Total 35														
				1,389	\$21,512,841	\$30,379,172	\$51,183,263		415	186	317	\$20,317,915	\$12,938,155	\$11,743,229

\* Marshall Heights CDC's parcel Home Again Bundle 16 Property was acquired by the City and the SAFI funds were repaid through an MOU executed between DHCD and the Office of the Deputy Mayor for Planning and Economic Development.

\*\* SAFI Loans to East of the River CDC were written off as a result of foreclosure by the lender, Open Door Housing Fund resulting in a loss of \$4,581,595 to SAFI. ERDC filed for bankruptcy soon after the foreclosure.



# FY2015 AFFORDABLE HOUSING REPORT

Photo:  
2321 4th Street NE

116 Units  
Ward 5 | \$500,000 DBH loan



# AFFORDABLE HOUSING

## Affordable Housing Production Report Amendment Act of 2010, Section 2093

### Annual Activity Statutory Responses

#### Multi-Family Non-HPTF Housing Projects

In FY2015, DHCD spent \$8,316,068 of non-HPTF funds on seven loans and grants for the acquisition and production of multi-family, affordable housing. These projects produced 258 units (\$32,233 DHCD contribution per unit):

- over a quarter of the funding (26 percent, \$2,173,028) financed 100 units serving extremely low income households (under 30 percent AMI);
- another 50 units serve very low income (31 percent to 50 percent AMI) households—these were funded with a DHCD contribution of \$4,924,032 (59 percent of non-HPTF funding); and
- 108 units were created for low income (51 percent to 80 percent AMI) households with a DHCD contribution of \$1,219,008 (15 percent of non-HPTF funding).

By tenure:

- \$6,095,040 (73 percent) of the non-HPTF funds were spent on 60 homeownership units; and
- \$2,221,028 (27 percent) created 198 units of affordable rental housing.

#### Non-HPTF HPAP and EAHP Funded

The Home Purchase Assistance Program (HPAP) provides participants with a deferred loan that does not require payment for five years after

closing and is for homeownership only; there is no rental component. The Employer Assisted Housing Program (EAHP) provides down payment and closing costs assistance to eligible District Government employees who are first time home purchasers in the District.

In FY2015, DHCD spent \$6,787,656 of non-HPTF funds on HPAP and \$600,000 on EAHP, which resulted in 214 HPAP and 60 EAHP home purchase loans.

Of the 214 affordable homeownership units produced by HPAP:

- Four units were funded for extremely low income households with a DHCD contribution of \$138,173 that amounts to 2 percent of the non-HPTF funding for HPAP.
- An additional \$2,341,380 (34 percent) of these funds was used to make 56 loans to very low income households.
- \$3,407,250 (50 percent) went toward loans to 105 low income households.
- Forty-seven moderate income households (81 percent to 110 percent AMI) received loans with the remaining \$900,843 in non-HPTF funding used by HPAP.

#### Lead Safe Washington

The Lead Safe Washington program educates District residents about the dangers of lead-based paint in buildings built before 1978 and provides grants to households under 80 percent AMI to test for and remediate lead based paint hazards in District buildings.

*(Continued on page 24)*





# AFFORDABLE HOUSING

(Continued from page 23)

DHCD spent \$57,403 on the program in FY2015. All 11 grants awarded by the Lead Safe Washington program in FY2015 went to very low income households.

## Single-Family Residential Rehabilitation Projects

The Single-Family Residential Rehabilitation Program (SFRRP) provides assistance to households at or below 80 percent of AMI to address accessibility issues and/or bring their homes up to current District of Columbia Housing Code standards. This is accomplished through grants to address roofing and accessibility issues and loans with very favorable interest rates and repayment terms for other needed repairs.

In FY2015, DCHD spent \$239,505 on the SFRRP, allowing for the rehabilitation of 11 single family homes in the District. ■■■

Photo:  
**West End -  
Square 50**  
116 units of  
special  
needs  
affordable  
housing



# DFD

# \$8,316,068

## Development Finance Division

### MULTI-FAMILY NON-HPTF HOUSING PROJECTS CLOSED IN FY2015

#	Project Name	Ward	Address	Project Sponsor	Units	DHCD Source of Funds	Total DHCD Funding	Loan/Grant
1	Mariam's House	1	1300 Florida Avenue NW	Mariam's House	25	DBH	\$336,000	Loan
2	Cornerstone Comm Supp Housing	4	4800 Arkansas Avenue NW	Cornerstone Comm Supp Housing	7	HOPWA	\$168,000	Loan
3	West End Square 50	5	2321 4th Street NE	Square 50 Affordable Housing LLC	116	DBH	\$500,000	Loan
4	Owen House	5	1256 Owen Place NE	Owen House	4	DBH	\$168,000	Loan
5	Girard Street Community Partners	5	1545 Girard Street NE	Girard Street Community Partners	25	HOME	\$323,028	Loan
6	Partner Arms 1	7	5066, 5078 Benning Road SE	THC Affordable Housing Inc.	14	DBH	\$126,000	Loan
7	Pleasant Park Cooperative	7	5010 Southern Avenue SE	Pleasant Park Cooperative	60	HOME	\$6,095,040	Loan
8	HFH Transitional Housing	7	301 63rd Street NE	HFH Transitional Housing	7	HOPWA	\$600,000	Grant
TOTALS:					258		\$8,316,068	

# AFFORDABLE HOUSING

# HPAP

214 loans

\$6,787,656.50

## HOME PURCHASE ASSISTANCE PROGRAM

	PROPERTY ADDRESS	WARD	HPAP LOAN	EAHP	CLOSING DATE		PROPERTY ADDRESS	WARD	HPAP LOAN	EAHP	CLOSING DATE
1	1348 EUCLID ST NW #4	1	40,626.34	0	7/16/2015	55	5041 13TH ST NE	5	10,000.00	0	1/30/2015
2	1801 CLYDESDALE PL NW #218	1	29,000.00	0	9/21/2015	56	105 36TH ST NE	6	16,356.43	0	12/16/2014
3	1801 CLYDESDALE PL NW #603	1	44,000.00	0	9/4/2015	57	1815 A ST SE #306	6	22,747.82	0	11/21/2014
4	1820 CLYDESDALE PL NW #302	1	24,000.00	0	6/23/2015	58	240 M ST SW #E514	6	29,000.00	0	7/30/2015
5	2030 8TH ST NW #206	1	8,532.37	0	6/29/2015	59	3439 HAYES ST NE	6	38,531.10	0	2/27/2015
6	2030 8TH ST NW #210	1	24,000.00	0	9/4/2015	60	435 R ST NW #202	6	41,521.84	0	2/27/2015
7	2030 8TH ST NW #211	1	24,000.00	0	8/31/2015	61	435 R ST NW #L2	6	42,613.85	0	2/27/2015
8	2101 11TH ST NW #101	1	17,930.32	10,000	3/30/2015	62	101 56TH ST SE	7	26,442.01	10,000	9/23/2015
9	2101 11TH ST NW #206	1	12,484.23	0	4/21/2015	63	1511 FORT DAVIS ST SE	7	44,000.00	10,000	1/15/2015
10	2920 GEORGIA AVE NW #304	1	44,000.00	10,000	6/30/2015	64	1529 FORT DAVIS ST SE	7	44,000.00	0	2/26/2015
11	3205 GEORGIA AVE NW #306	1	20,852.18	10,000	5/28/2015	65	1660 FT DUPONT ST SE	7	29,000.00	10,000	6/11/2015
12	430 IRVING ST NW #1	1	8,488.49	0	2/13/2015	66	192 54TH ST SE	7	25,126.81	0	3/10/2015
13	1300 N ST NW #617	2	8,466.11	0	1/16/2015	67	2030 FT DAVIS ST SE #202	7	28,700.00	0	4/13/2015
14	1440 N ST NW #810	2	39,000.00	0	12/18/2014	68	210 56TH ST NE	7	38,500.00	0	1/13/2015
15	1718 P ST NW #611	2	22,035.06	10,000	3/26/2015	69	2116 SUITLAND TER SE #A	7	37,740.55	0	10/10/2014
16	3504 ALBERT IRVIN CASSELL PL NE	2	40,976.10	0	3/30/2015	70	220 56TH ST NE	7	41,560.83	0	9/3/2015
17	3510 ALBERT IRVIN CASSELL NE	2	15,894.51	0	3/31/2015	71	227 62ND ST NE	7	38,413.51	0	3/20/2015
18	622 SOUTHERN AVE SE #DC	2	23,944.81	10,000	4/23/2015	72	228 56TH ST NE	7	35,000.00	10,000	7/14/2015
19	3100 WISCONSIN AVE NW #303	3	44,000.00	0	7/2/2015	73	229 62ND ST NE	7	16,322.28	0	12/19/2014
20	3601 WISCONSIN AVE NW #MD 301	3	20,465.00	0	5/11/2015	74	230 55TH ST NE	7	44,000.00	0	10/8/2014
21	221 BEACON PL NE	4	10,000.00	0	9/22/2015	75	2716 MINNESOTA AVE SE	7	9,814.12	10,000	5/15/2015
22	31 KENNEDY NW #202	4	42,922.18	0	9/4/2015	76	2760 NAYLOR RD SE #101-N	7	34,492.81	0	12/19/2014
23	3902 14TH ST NW #422	4	29,000.00	0	9/9/2015	77	2821 O ST SE	7	43,065.23	0	8/19/2015
24	4800 GEORGIA AVE NW #104	4	10,000.00	0	1/15/2015	78	2845 DENVER ST SE #103D	7	32,302.35	10,000	10/23/2014
25	722 PEABODY ST NW	4	10,000.00	0	6/1/2015	79	2845 DENVER ST SE #T4	7	52,399.75	0	9/30/2015
26	728 MARIETTA PL NW	4	10,000.00	0	8/28/2015	80	290 56TH PL NE	7	35,314.16	0	11/24/2014
27	804 TAYLOR ST NW #104	4	26,334.92	0	7/31/2015	81	2942 M ST SE	7	21,151.50	0	4/21/2015
28	1317 ADAMS ST NE #1	5	44,000.00	0	8/14/2015	82	2946 M ST SE	7	53,994.02	0	6/15/2015
29	1326 DOWNING PL NE #4	5	28,144.16	10,000	9/30/2015	83	3045 M ST SE	7	40,205.14	0	3/31/2015
30	1629 L ST NE #105	5	9,540.12	0	1/30/2015	84	329 35TH ST NE	7	13,961.25	10,000	1/15/2015
31	1643 MONTELLO AVE NE #4	5	27,888.99	0	7/29/2015	85	3350 CLAY PL NE	7	24,000.00	10,000	7/14/2015
32	1668 TRINIDAD AVE NE #3	5	26,251.10	0	8/11/2015	86	3379 BLAINE ST NE	7	26,596.43	0	7/31/2015
33	1821 CHANNING ST NE #1821½	5	36,390.99	0	2/27/2015	87	3405 HAYES ST NE	7	46,291.08	0	4/27/2015
34	1827 CENTRAL PL NE	5	48,502.01	0	7/8/2015	88	3407 HAYES ST NE	7	33,047.44	0	3/13/2015
35	1829 CENTRAL PL NE	5	44,866.39	0	9/18/2015	89	3409 HAYES ST NE	7	32,666.81	10,000	2/12/2015
36	1831 2ND ST NE #207	5	37,829.38	0	1/6/2015	90	3413 HAYES ST NE	7	20,519.65	0	3/13/2015
37	1831 2ND ST NE #506	5	25,916.28	0	6/23/2015	91	3423 HAYES ST NE	7	33,661.71	10,000	6/5/2015
38	1917 CAPITOL AVE NE #201	5	53,312.47	10,000	8/10/2015	92	3425 HAYES ST NE	7	31,951.90	0	3/9/2015
39	1925 NORTH CAPITOL ST NE #1	5	10,000.00	0	12/29/2014	93	3427 HAYES ST NE	7	33,993.36	10,000	4/17/2015
40	212 T ST NE #3	5	23,680.04	10,000	10/31/2014	94	3429 HAYES ST NE	7	36,140.00	0	3/13/2015
41	2503 BALDWIN CRESCENT NE	5	44,000.00	0	7/1/2015	95	3431 HAYES ST NE	7	42,880.56	10,000	3/31/2015
42	2509 BALDWIN CRESCENT NE	5	23,266.20	10,000	4/27/2015	96	3437 HAYES ST NE	7	53,280.35	0	4/8/2015
43	2510 BALDWIN CRESCENT NE	5	21,098.78	10,000	7/31/2015	97	346 EASTERN AVE NE	7	41,636.35	0	2/10/2015
44	2521 BALDWIN CRESCENT NE	5	33,844.87	0	5/29/2015	98	3503 ALBERT I CASSELL PL NE	7	52,331.36	0	8/20/2015
45	2531 BALDWIN CRESCENT NE	5	42,600.61	0	6/11/2015	99	3503 HAYES ST NE	7	30,490.38	0	5/29/2015
46	2541 BALDWIN CRESCENT NE	5	29,000.00	0	7/2/2015	100	3505 ALBERT I CASSELL PL NE	7	40,976.10	0	8/21/2015
47	2543 BALDWIN CRESCENT NE	5	28,138.08	10,000	6/30/2015	101	3505 HAYES ST NE	7	36,031.10	0	3/31/2015
48	2545 BALDWIN CRESCENT NE	5	36,973.88	0	7/20/2015	102	3506 ALBERT I CASSELL NE	7	35,215.25	0	6/30/2015
49	2625 3RD ST NE #202	5	29,000.00	0	7/8/2015	103	3507 HAYES ST NE	7	31,596.86	0	4/28/2015
50	3603 COMMODORE J BARNEY DR NE	5	10,000.00	0	12/22/2014	104	3508 ALBERT I CASSELL PL NE	7	20,573.68	0	5/1/2015
51	3605 COMMODORE J BARNEY DR NE	5	23,043.03	0	1/28/2015	105	3515 ALBERT I CASSELL PL NE	7	41,576.10	0	8/31/2015
52	3609 COMMODORE J BARNEY DR NE	5	23,817.48	0	1/5/2015	106	3517 ALBERT I CASSELL PL NE	7	40,976.10	0	9/11/2015
53	401 DOUGLAS ST NE #D	5	32,631.00	0	11/21/2014	107	3911 Q ST SE	7	31,299.53	0	10/17/2014
54	4032 8TH ST NE #3	5	24,000.00	0	8/31/2015	108	3922 Q ST SE	7	10,000.00	0	3/10/2015

# AFFORDABLE HOUSING

## HPAP continued

	PROPERTY ADDRESS	WARD	HPAP LOAN	EAHP	CLOSING DATE		PROPERTY ADDRESS	WARD	HPAP LOAN	EAHP	CLOSING DATE
109	3934 C ST SE	7	14,000.00	10,000	9/30/2015	163	806 HILLTOP TER SE	7	37,809.65	10,000	12/8/2014
110	40 35TH ST NE	7	43,137.64	0	7/2/2015	164	920 47TH PL NE	7	34,870.04	0	8/6/2015
111	400 DIVISION AVE NE	7	20,374.56	10,000	6/30/2015	165	100 FORRESTER ST SW	8	22,990.91	10,000	3/27/2015
112	4035 D ST SE	7	34,589.58	0	12/30/2014	166	1002 BARNABY TER SE	8	51,560.00	0	9/30/2015
113	4203 GORMAN ST SE	7	33,404.16	0	2/11/2015	167	1038 BARNABY TER SE	8	35,865.49	0	1/23/2015
114	4207 GORMAN ST SE	7	37,402.99	0	3/20/2015	168	1118 BARNABY TER SE	8	41,437.71	0	11/20/2014
115	4212 BARKER LANE SE	7	36,270.13	0	7/31/2015	169	1144 BARNABY TER SE	8	34,000.00	10,000	3/26/2015
116	4212 NASH ST SE	7	44,000.00	10,000	7/31/2015	170	1207 CONGRESS ST SE	8	12,181.23	10,000	11/3/2014
117	4230 H ST SE	7	39,000.00	0	10/31/2014	171	121 34TH ST SE	8	41,617.69	10,000	9/10/2015
118	4248 HILDRETH ST SE	7	43,141.38	10,000	1/23/2015	172	1303 S ST SE	8	39,682.46	0	9/15/2015
119	4270 FOOTE ST NE	7	14,000.00	10,000	9/8/2015	173	1311 T ST SE	8	10,000.00	0	8/21/2015
120	4290½ SOUTHERN AVE SE	7	44,000.00	0	8/31/2015	174	1700 W ST SE #1	8	47,996.02	0	7/29/2015
121	4306 D ST SE	7	24,000.00	0	3/10/2015	175	1700 W ST SE #10	8	12,570.04	0	6/8/2015
122	4306 NANNIE H BURROUGHS NE	7	43,426.00	0	7/31/2015	176	1700 W ST SE #11	8	28,458.00	0	5/12/2015
123	4329 F ST SE	7	8,025.91	0	4/29/2015	177	1700 W ST SE #12	8	25,458.00	0	6/30/2015
124	4409 C ST SE	7	47,993.91	0	2/27/2015	178	1700 W ST SE #2	8	38,178.15	0	6/24/2015
125	4423 TEXAS AVE SE	7	38,000.00	0	12/8/2014	179	1712 W ST SE #15	8	33,761.54	0	9/29/2015
126	4425 KANE PL NE	7	17,060.28	0	11/26/2014	180	1712 W ST SE #21	8	41,875.89	0	9/30/2015
127	4429 TEXAS AVE SE	7	39,000.00	0	1/30/2015	181	1712 W ST SE #22	8	42,348.62	0	7/31/2015
128	4619 HAYES ST NE	7	13,525.00	0	12/10/2014	182	1712 W ST SE #23	8	37,573.15	10,000	9/22/2015
129	4620 LEE ST NE	7	41,800.01	0	12/23/2014	183	1712 W ST SE #13	8	42,965.23	0	7/15/2015
130	4701 KANE PL NE	7	10,000.00	0	2/26/2015	184	1716 W ST SE #17	8	30,642.75	0	7/31/2015
131	474 EASTERN AVE NE	7	36,361.85	0	2/10/2015	185	181 FORRESTER ST SW	8	25,008.14	10,000	8/25/2015
132	4907 CENTRAL AVE NE	7	24,000.00	10,000	1/8/2015	186	1855 TOBIAS DR SE	8	36,964.50	0	10/15/2014
133	4912 MINNESOTA AVE NE	7	43,766.00	10,000	1/15/2015	187	206 MALCOLM X AVE SE	8	34,000.00	10,000	10/2/2014
134	4913 FOOTE ST NE	7	21,561.57	0	12/1/2014	188	2210 16TH ST SE	8	24,000.00	0	9/30/2015
135	5026 QUEENS STROLL PL SE	7	21,787.07	0	12/3/2014	189	2518 SAYLES PL SE #6	8	35,671.78	0	1/26/2015
136	5036 QUEENS STROLL PL SE	7	51,810.50	0	7/9/2015	190	2603 DOUGLASS RD SE #203	8	36,892.64	0	2/27/2015
137	5038 JAY ST NE	7	43,633.60	0	3/10/2015	191	3005 30TH ST SE	8	35,341.84	0	2/13/2015
138	5076 JAY ST NE	7	42,119.50	0	10/10/2014	192	3441 25TH ST SE	8	21,398.23	10,000	1/22/2015
139	5085 SHERIFF RD NE	7	24,000.00	10,000	3/18/2015	193	3461 23RD ST SE	8	39,000.00	0	9/30/2015
140	5097 JUST ST NE	7	23,152.98	10,000	7/6/2015	194	401 WOODCREST DR SE #A	8	10,000.00	0	7/13/2015
141	5122 E ST SE	7	40,241.83	0	5/26/2015	195	4024 WAHLER CT SE	8	46,580.46	0	4/17/2015
142	5217 DIX ST NE	7	53,323.50	10,000	8/25/2015	196	403 WOODCREST DR SE #B	8	33,307.20	10,000	7/27/2015
143	5220 KARL PL NE	7	36,614.00	0	12/30/2014	197	406 WOODCREST DR SE	8	8,529.14	0	2/27/2015
144	5305 JAY ST NE	7	39,895.10	0	9/16/2015	198	407 WOODCREST DR SE #A	8	23,051.25	10,000	7/24/2015
145	5373 BLAINE ST NE	7	26,087.82	10,000	2/27/2015	199	411 WOODCREST DR SE	8	18,500.00	10,000	3/31/2015
146	5501 EADS ST NE	7	38,773.88	10,000	8/12/2015	200	413 WOODCREST DR SE	8	10,996.64	10,000	3/31/2015
147	5503 CENTRAL AVE SE	7	23,901.38	10,000	6/11/2015	201	415 WOODCREST DR SE	8	23,094.47	10,000	7/24/2015
148	5539 CENTRAL AVE SE	7	33,552.95	10,000	10/27/2014	202	421 WOODCREST DR SE	8	10,000.00	0	8/7/2015
149	5603 EADS ST NE	7	24,000.00	0	1/6/2015	203	4402 MARTIN L KING JR AVE SW	8	37,904.79	10,000	5/7/2015
150	5609 FOOTE ST NE	7	22,278.34	0	4/30/2015	204	442 ORANGE ST SE	8	36,109.50	0	4/28/2015
151	5615 CLAY PL NE	7	36,884.50	0	12/29/2014	205	458 OAKWOOD ST SE	8	22,364.53	10,000	2/27/2015
152	5617 EADS ST NE	7	49,963.01	10,000	9/11/2015	206	606 ELMIRA ST SE	8	39,000.00	10,000	7/31/2015
153	5820 EADS ST NE	7	40,706.39	0	3/24/2015	207	618 ELMIRA ST SE	8	44,000.00	10,000	12/3/2014
154	5912 EADS ST NE	7	10,000.00	0	4/23/2015	208	620 BRANDYWINE ST SE	8	54,000.00	0	7/31/2015
155	648 CHAPLIN ST SE	7	38,921.44	0	3/20/2015	209	620 GALVESTON ST SE	8	51,393.18	10,000	3/26/2015
156	737 HILLTOP TER SE	7	10,000.00	0	2/20/2015	210	717 ATLANTIC ST SE	8	38,484.73	0	6/30/2015
157	754 WATER LILY LN NE	7	40,976.10	0	8/20/2015	211	832 YUMA ST SE	8	41,100.00	0	8/21/2015
158	760 WATER LILY LN NE	7	43,076.35	0	8/18/2015	212	84 DARRINGTON ST NW	8	46,875.36	10,000	9/30/2015
159	762 WATER LILY LN NE	7	40,976.10	0	8/20/2015	213	840 YUMA ST SE	8	13,992.44	10,000	11/5/2014
160	766 WATER LILY LN NE	7	52,901.26	0	7/27/2015	214	851 HR DR SE	8	52,233.41	10,000	9/15/2015
161	768 WATER LILY LN NE	7	50,976.00	0	6/19/2015						
162	800 BURNS ST SE	7	38,927.19	0	9/25/2015						
									<b>\$6,787,656.50</b>	<b>\$600,000</b>	



# AFFORDABLE HOUSING

## LEAD SAFE WASHINGTON PROGRAM

\$57,403.10

### LSW

	Property Address	Ward	Account Opened	Funds Disbursed
1	1348 OAK STREET NW	1	1/02/2015	3,000.00
2	3809 10TH STREET NW	4	1/20/2015	3,000.00
3	4927 9TH STREET NW	4	1/21/2015	3,000.00
4	5741 COLORADO AVENUE NW	4	2/10/2015	16,305.00
5	6302 5TH STREET NW	4	2/13/2015	3,000.00
6	1218 STAPLES STREET NE	5	2/13/2015	10,875.00
7	1375 ADAMS STREET NW	5	3/4/2015	0
8	1626 G STREET SE	6	10/22/2014	0
9	2628 4TH PLACE NE	6	11/19/2014	3,000.00
10	1114 BRANCH AVENUE SE	7	10/8/2014	15,223.10
11	4706 B STREET SE	7	3/04/2015	0
				\$57,403.10



## SINGLE-FAMILY RESIDENTIAL REHABILITATION PROGRAM

### SFRRP

	Property Address	Ward	Date Completed	Amount
1	4329 3RD STREET NW	4	10/15/2014	46,200.36
2	650 RIGGS ROAD NE	4	2/2/2015	9,570.00
3	5803 2ND STREET NE	4	3/10/2015	14,521.10
4	2019 3RD STREET NE	5	12/2/2014	44,157.00
5	1113 MORSE STREET NE	5	1/6/2015	9,908.80
6	1936 2ND STREET NE	5	3/18/2015	26,534.60
7	1226 V STREET SE	6	10/28/2014	27,305.30
8	5208 JAY STREET NE	7	2/2/2015	29,568.55
9	4440 ORD STREET NE	7	3/10/2015	6,660.50
10	3314 OXON RUN ROAD SE	8	3/20/2015	10,508.30
11	4045 MLK JR AVENUE SW	8	4/3/2015	14,570.60
				239,505.11

\$239,505.11





# AFFORDABLE HOUSING



2321 4th Street NE (photo courtesy of E and G Group)





The financial data in this report was supplied to DHCD by the Office of the Chief Financial Officer, District of Columbia.

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