

Portland Housing Bureau - Affordable Housing Portfolio

FY16, 1st Qrt Ending 9/30/2015

Loan Portfolio Snapshot

Fund Name	# Loans	Current Balance	% of Portfolio	Type of Financial Assistance													Loan Allowance	Net Loan Balance
				Cash Flow	Conditional Grant	Equity Gap w/ Cash		MFH Amortized w/		PHB MFH DPL	PHB Other DPL	PHB SFH DPL	SAM	SFH Amortized	Special Asset			
						Flow	Flow	Cash Flow	MFH Amortized									
Housing Investment	78	\$ 30,768,077	8%	\$ 4,771,753	\$ -	\$ 1,929,126	\$ 12,286,040	\$ 6,394,107	\$ 4,375,785	\$ 925,000	\$ -	\$ 73,398	\$ -	\$ 7,424	\$ 5,445	\$ (24,774,231)	\$ 5,993,846	
Federal Grants*	16	\$ 1,055,967	0%	\$ 70,790	\$ -	\$ -	\$ 520,625	\$ -	\$ 9,618	\$ -	\$ 141,500	\$ 313,434	\$ -	\$ -	\$ -	\$ (691,691)	\$ 364,277	
CDBG Incomng	1074	\$ 55,749,939	15%	\$ 17,836,758	\$ 1,798,318	\$ 6,386,536	\$ 11,038,263	\$ 1,861,260	\$ 9,946,444	\$ 943,612	\$ 556,290	\$ 4,663,259	\$ 329,480	\$ 295,912	\$ 93,807	\$ (38,143,796)	\$ 17,606,143	
HOME Incomng	148	\$ 54,553,825	14%	\$ 23,100,848	\$ -	\$ 3,636,295	\$ 19,460,326	\$ 4,897,072	\$ 1,844,855	\$ 1,181,333	\$ -	\$ 5,000	\$ 428,097	\$ -	\$ -	\$ (49,566,535)	\$ 4,987,291	
HOPWA (Split Funded)	1	\$ 657,024	0%	\$ -	\$ -	\$ -	\$ 657,024	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ (657,024)	\$ -	
221001 TIF Central Eastside	2	\$ 3,411,652	1%	\$ -	\$ -	\$ -	\$ 3,350,000	\$ -	\$ 61,652	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ (3,381,043)	\$ 30,609	
221002 TIF Convention Cntr	11	\$ 4,996,754	1%	\$ 2,539,310	\$ -	\$ 361,600	\$ 1,092,840	\$ -	\$ 661,608	\$ 41,395	\$ 300,000	\$ -	\$ -	\$ -	\$ -	\$ (4,080,632)	\$ 916,122	
221003 TIF Dwntrn Wtrfrnt	39	\$ 43,922,363	12%	\$ 29,666,681	\$ -	\$ 2,452,019	\$ 1,750,029	\$ 6,379,736	\$ 1,626,554	\$ 1,544,888	\$ -	\$ -	\$ 476,029	\$ 26,426	\$ -	\$ (36,704,726)	\$ 7,217,637	
221004 TIF Gateway	2	\$ 5,439,489	1%	\$ 5,439,489	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ (5,167,514)	\$ 271,975	
221005 TIF Interstate	222	\$ 25,317,179	7%	\$ 15,237,953	\$ 3,142,568	\$ 267,184	\$ 1,329,334	\$ -	\$ 650,163	\$ 205,322	\$ -	\$ 4,256,866	\$ 73,400	\$ 147,714	\$ 6,675	\$ (16,966,744)	\$ 8,350,435	
221006 TIF Lents	210	\$ 13,888,430	4%	\$ -	\$ -	\$ 179,759	\$ 8,219,340	\$ -	\$ 10,733	\$ -	\$ 107,930	\$ 4,687,308	\$ 537,995	\$ 127,783	\$ 17,581	\$ (9,073,113)	\$ 4,815,317	
221007 TIF North Macadam	3	\$ 22,827,025	6%	\$ 22,091,370	\$ -	\$ -	\$ -	\$ -	\$ 735,654	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ (21,357,161)	\$ 1,469,863	
221008 TIF River District	18	\$ 65,997,246	17%	\$ 34,094,165	\$ -	\$ -	\$ -	\$ 30,203,673	\$ 1,520,674	\$ -	\$ -	\$ -	\$ 178,734	\$ -	\$ -	\$ (44,440,949)	\$ 21,556,296	
221009 TIF South Park	21	\$ 51,788,551	14%	\$ 26,575,021	\$ -	\$ -	\$ 17,348,510	\$ 5,299,252	\$ 2,431,936	\$ -	\$ -	\$ -	\$ 83,000	\$ 50,832	\$ -	\$ (45,409,784)	\$ 6,378,767	
Total Housing Loans	1845	\$ 380,373,520	100%	\$ 181,424,138	\$ 4,940,886	\$ 15,212,518	\$ 77,052,332	\$ 55,035,099	\$ 23,875,678	\$ 4,841,550	\$ 1,105,720	\$ 13,999,265	\$ 2,106,735	\$ 656,091	\$ 123,508	\$ (300,414,944)	\$ 79,958,577	

*Federal Grants include Neighborhood Stabilization Program (NSP) and other programs.

**Split funded totals per loan type is included within the appropriate fund row.

