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City of Chicago  
Richard M. Daley, Mayor

Department of Housing

John G. Markowski  
Commissioner

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October 29, 1999

**To:** The Honorable Ray Suarez, Chairman  
City Council Committee on Housing and Real Estate

**From:** Jack Markowski *JM*  
Commissioner

**Re:** **Third Quarter 1999 Report**

Attached is the report of the Department of Housing's activities and production for the third quarter of 1999. During this quarter, the department continued progress on all priorities and strategic outcomes of the five year affordable housing plan. As of the end of the third quarter, we have utilized more than \$171 million toward more than 7,500 units and continue on our pace to meet our overall goals.

I am particularly pleased that we have now secured almost \$26 million of our \$30 million resource challenge for 1999.

We look forward to discussing the contents of this report with the Housing Committee.

NEIGHBORHOODS



**HOUSING OPPORTUNITIES INTO THE NEW CENTURY**  
**QUARTERLY REPORT ON PROGRESS TOWARD STRATEGIC OUTCOMES**  
 Third Quarter, 1999

| STRATEGIC OUTCOMES AND PRIORITIES  | ACTIVITIES THIS QUARTER  |
|--|--|
| <p><b>I. Expanding Housing Affordability in Support of Healthy Communities</b></p> <p><b>A. Sustainable Home Ownership</b></p> <p>1. The Department will stretch market-based opportunities for households earning up to 100% of area median income.</p> | <p>In response to increased marketing launched earlier in the spring, the City Mortgage and Tax Smart programs have together served 769 households this year.</p> <p>This quarter DOH finalized step-by-step program procedures to implement the Allstate Pilot Program. This program provides financing for the rehabilitation of 100 homes in the Auburn-Gresham, Pilsen and Little Village communities. Under this program, Allstate Insurance purchased \$5 million in taxable bonds issued by the City, at a below market interest rate. The interest rate to homeowners will be 6.59%.</p> |
| <p>2. Priority: The Department will use the leverage of its own programs as well as those of its partners to remove non-financial barriers that continue to place home ownership out of reach of potentially qualified and interested buyers.</p>        | <p>As of September 30, 1999, the Department of Housing's delegate agencies provided home ownership counseling (pre-purchase or mortgage delinquency/foreclosure) to over 1,600 households. In addition, the number of home owners receiving foreclosure prevention emergency loans increased to 34, for an amount totaling \$202,300. All of the DOH counseling services are provided by community organizations with professional staff, all of whom have been certified by HUD and trained by the Fannie Mae Corporation's American Home Ownership Counseling Collaborative.</p>               |

**B. Sustainable and Affordable Rental Housing**

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| <p>1. Priority: The Department will develop affordable rental housing for larger families through rehabilitation programs and new construction, particularly in the under 50% of median income range.</p>   | <p>DOH committed funding to two multi-family programs this quarter for a total of 274 units of multi-family housing. All of these units will be accessible to very low-income households. Among the 274 units were a total of 62 units with three or more bedrooms. 46 of these 62 units were rehabilitated and will have project based Section 8 subsidy. 8 units are subsidized through the Affordable Rents for Chicago program.</p>  |
| <p>2. Priority: The Department will develop viable strategies for rental projects supported by HUD-subsidized mortgages eligible for prepayment, tax credit financing and expiring Section 8 contracts.</p> | <p>The Department entered into a contract with the Office of Multifamily Housing Assistance Restructuring (OMHAR) - the division in HUD responsible for implementation of the Mark-to-Market program. Under this contract, which we executed with OMHAR in June, the Department is responsible for restructuring the loans of HUD-insured properties that are participating in the permanent Mark-to-Market program.</p> <p>In August, we were assigned three projects to restructure under this program. We are continuing to work on projects assigned to us under the Demonstration Program, submitting two additional restructure proposals to OMHAR in July.</p> <p>As mentioned above, the Department of Housing committed funds to preserve 186 project based Section 8 units at St. Edmunds Village, a 230 unit development at 6253 S. Michigan Ave.</p> |



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| <p>3. Priority: The Department will focus resources to support housing needs for households earning under 30% of median income.</p>  | <p>In the third quarter, the Chicago Low-Income Housing Trust Fund (CLIHTF) allocated \$209,784 under the Rental Subsidy Program, which brings the total commitment to \$993,252 of the additional \$2 million allocated by the City Council under the 1999 budget. Through the Rental Subsidy Program, 258 units are assisted. Of these units, 90 (35%) have gone to Latino communities, and 108 (42%) have gone to larger units (3-, 4-, and 5-bedrooms).</p> <p>The REAL Program began in earnest in late August 1999. To date, two (2) loans have been made with an additional ten (10) currently under review.</p> <p>Under Affordable Rents for Chicago (ARC), one loan was approved for \$190,000. Under the ARC program in 1999, CLIHTF has allocated \$926,690, which assists 33 units. The 33 units are composed of the following: 11 one-bedroom units, 3 two-bedroom units, 16 three-bedroom units and 3 four-bedroom units. 39% of these funds assist larger (three- and four-bedroom) units. The balance of the CLIHTF-allocated \$2,488,927, which is \$1,562,237, will be allocated to Wheeler House and Senior Suites, both senior housing developments, and Antioch Homes and Casa Puebla-TR, which are both family housing developments. Final approvals on the permanent financing of these developments are still pending.</p> <p>The funding awarded to DOH under the Supportive Housing Program was transferred to the CLIHTF by a City Council Ordinance passed on 10/29/99. Currently, Social Service providers are identifying housing units and contracts are being drafted to utilize these funds.</p> |
| <p>4. Priority: The Department will be an active partner in planning and implementing the Chicago Housing Authority's redevelopment of public housing properties and housing alternatives for transitioning residents.</p> | <p>McCormack Baron and Associates was selected as the master developer for the Ida B. Wells and Madden Park Homes mixed-income development application to HUD. They were recommended by a broad-based evaluation panel.</p> <p>The Department continued to work with the developer to structure financing at North Town Village, a 261 unit development adjacent to Cabrini-Green. Of the 261 units, 79 units are set aside for replacement housing for tenants of Cabrini-Green. We expect to bring the rental portion to City Council for approval in the Fourth quarter.</p>  |

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| <p>5. Priority: The Department will include tenant education and information components in its rental housing strategies.</p>  | <p>On September 8, 1999, DOH launched the Chicago Rents Right landlord-tenant education campaign. Chicago Rents Right will assist people through a new city hotline, 312/742-RENT, that is advertised in a brochure to be distributed in libraries, city service centers, and by community groups across the city. As of September 30, 1999, the hotline had received 3,000 calls. Mayor Daley, Housing Committee Chair Ray Suarez, and 49th Ward Alderman Joe Moore joined DOH and its many public and private partners to make this announcement.</p>  |
| <p><b>II. Assuring Housing and Supportive Services for the Neediest</b></p>  |  |
| <p><b>A. Very Low Income Families and Individuals</b></p>  |  |
| <p>1. Priority: The Department will support Single Room Occupancy (SRO) and family housing by developing, rehabilitating or arranging special financing for properties linked with supportive services in target areas where shelter-plus-support services and job creation opportunities can be closely linked.</p> | <p>During the third quarter, locations for SROs were identified, working with the Department of Planning and Development (DPD). The following sites were identified and/or finalized for the following developments:</p> <ul style="list-style-type: none"> <li>1) A 150-unit supportive SRO will be developed by the Chicago Christian Industrial League in the landmark Wir-Dexter building and adjacent surface parking lot at 600 - 630 South Wabash.</li> <li>2) A 70-unit supportive housing development for female ex-offenders will be developed by the Interfaith Housing Development Corporation/St. Leonard's House (IHDC/SLH) in West Humboldt Park. The proposed site is the southeast corner of Kedzie and Chicago Avenues.</li> <li>3) The rental subsidy identified for Century Place Development Corporation (CPDC) requires rehabilitation rather than new construction, making it difficult to find an existing structure. Thus, no site has been finalized at this time.</li> </ul> <p>Applications for the 1999 Fire Safety Funding were released and mailed to 35 SRO Operators. \$1 million is available in this funding round and applications were due on October 15, 1999.</p> |

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| <p>2. Priority: The Department will develop partnership programs that increase subsidy assistance for individuals whose progress through the continuum of care promises transition to permanent affordable housing in a reasonable period of time.</p> | <p>HUD will announce McKinney Awards in November 1999. The Department has submitted an application for \$2.5 million for the Chicago Low-Income Housing Trust Fund.</p>   |
| <p><b>III. Affordable Housing Improvement and Enhancement</b></p>  |   |
| <p><b>A. Preserving Housing Stock</b></p>  |   |
| <p>1. Priority: The Department will make preservation of housing stock integral to its programs and activities in target areas by deploying resources focused on small, entrepreneurial developers.</p>  | <p>The DOH is meeting with Hispanic Housing and NHS to develop a pilot program to address the rehabilitation and disposition of FHA foreclosed properties in the Humboldt Park, West Lawn, Gage Park, Englewood and Roseland communities, which could lead to the preservation of approximately 200 FHA foreclosed properties.</p> <p>The Department released and began receiving applications for "Preserving our Communities Together." Successful applicants will receive assistance in the acquisition and rehabilitation of vacant and abandoned properties.</p> |
| <p>2. Priority: The Department will enhance its efforts to support development of capacities of existing and new rehabbers committed to local, community-based redevelopment.</p>  | <p>DOH has developed and provided funding to the Community Investment Corporation to provide comprehensive property management training courses for people throughout the city through 6 seminars specifically targeted to building the capacity of building owners in the EZ.</p>  |
| <p>3. Priority: The Department will target preservation strategies to those at-risk properties in which the Department or its partners have development or investment interest.</p>  | <p>The Property Stabilization Fund is in its second year with renewed commitments from all of the founding members. Exclusive of the City, Fund members have pledged \$450,000. Additionally, the Chicago Community Trust has awarded \$50,000 to the Fund.</p> <p>Two funding requests were approved in the third quarter, totaling \$170,000.</p>   |

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| <p><b>IV. Linking Housing and Job Opportunities</b></p>  |   |
| <p><b>A. Jobs and Housing</b></p> <p>1. Priority: The Department will create new partnerships with intermediary and community organizations capable of providing employment programs serving residents of properties in which the Department or its partners have an interest.</p> | <p>The Department is designing a research methodology to identify the employment status and workforce development needs of the people living in properties supported by DOH. DOH has identified developers it will invite to join with us on this initiative.</p>   |
| <p>2. Priority: The Department, when identifying target areas for its programs, will give priority to those where welfare-to-work goals can be supported directly as part of the Department's projects for the development of new or rehabilitated housing.</p>                    | <p>DOH began coordinating with other departments to plan the \$256 million Englewood Initiative. This community development initiative includes 417 units of affordable housing, a new Kennedy King College, Jewel food store, infrastructure improvements and a new Job Training facility. As a component of these development activities, the employment of community residents will be a priority.</p>   |
| <p><b>V. Building Public and Private Capacity to Sustain Long-Term Strategy</b></p>  |   |
| <p><b>A. Capacity and Decision-Making</b></p> <p>1. Priority: The Department will commit itself to a resource-development strategy targeted at adding \$150 million over the next five years to the pool of resources for affordable housing programs.</p>                         | <p>Through the third quarter the Department has leveraged an additional \$25,938,156 in resources for affordable housing. The Metrolinks Collaborative, of which DOH is a part, was awarded \$6.2 million for 1,025 Housing Choice Vouchers to assist people moving from welfare-to-work. The City launched its TIF - Neighborhood Improvement Program with a \$2 million commitment to improve single family and multi-family properties in Woodlawn and Bronzeville. This contribution, along with a \$1 million commitment to the SRO Refi-Rehab program, represented the match for an application to the Community Development Financial Institutions fund (CDFI). The Community Investment Corporation was awarded a \$2 million grant from CDFI as a result of the city's match. In addition, the Department announced a new refinancing program in Pilsen and Auburn-Gresham, funded through a \$5 million bond purchased by Allstate Insurance.</p> |

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| <p>2. Priority: The Department will identify new opportunities for highly focused intra-departmental collaboration in support of affordable housing programs, as well as new opportunities for region-wide common action to advance an affordable housing agenda.</p>  | <p>DOH worked with the <i>Department of Planning and Development</i> to introduce the TIF-NIP program in the Bronzeville and Woodlawn communities. DOH architectural staff and the <i>Department of Buildings</i> coordinated a training program on the permit application process, which DOH staff and developers attended. DOH and the <i>Department of Environment</i> collaborated on a seminar about environmental clearances during the third quarter, which was attended by internal and external parties.</p>   |
| <p>3. Priority: The Department will develop an improved capacity for data-gathering and analysis of information on housing and land inventories, trends and program impacts; will streamline procedural requirements for housing developers and service providers; and will encourage other city departments to make parallel improvements as necessary.</p> | <p>DOH developed a Request for Services (RFS) for a Department-Wide Database Integrated Reporting System, which with the necessary budget approval will be implemented in the year 2000. Database Reporting System will: (1) capture and track all housing program information; (2) monitor the progress of our housing programs and developments; (3) generate reports; and (4) archive historical data on activities.</p> <p>DOH continued to participate in the Regional Rental Market Analysis, which will be released on November 1, 1999.</p>   |
| <p>4. Priority: The Department will work to strengthen the capacity of housing-related not-for-profit organizations in support of its comprehensive housing strategies.</p>  | <p>The Department awarded 11 capacity building grants totaling \$22,280 to 6 nonprofit housing development corporations.</p>  |
| <p>5. Priority: The Department will act as catalyst for key housing policy stakeholders to raise their voices collectively, for favorable policy changes and additional resources.</p>   | <p>The Department of Housing convened its Five Year Plan Advisory group in September to solicit input on its upcoming Chicago Forum on Housing Solutions. This initiative will focus on areas of the Five Year Plan that necessitate collaboration with the Department's partners. The Department expects to launch this forum in the early winter.</p> <p>In response to the alarming increase in predatory subprime lending and foreclosures in Chicago, the Department of Housing is inviting community groups, legal aid attorneys, lenders and other government agencies to develop a city-state legislative agenda on these critical issues.</p> <p>The Public Private Financing Initiative, a collaboration between the Chicago Rehab Network and the Department, was launched in the third quarter. Working groups will present their proposals for new financing tools that can advance the Department's \$150 million resource challenge in January 2000.</p> |



**SUMMARIES OF LOANS APPROVED BY CITY COUNCIL**

**THIRD QUARTER, 1999**

**ATTACHMENTS**

1. **La Paz Place Limited Partnership**  
3535-37 West Dickens  
3600-02 & 3604-08 West Shakespeare
  
  2. **Morse Urban Development Limited Liability Company**  
1528 West Morse
  
  3. **Senior Suites Chicago Washington Heights Limited Partnership**  
840-52 West 103<sup>rd</sup> Street
  
  4. **St. Edmund's Village Limited Partnership/  
St. Edmund's Redevelopment Corporation**  
6253 South Michigan
- Victoria Jennings Residence, Ltd.**  
620-32 West 61<sup>st</sup> Street

**CITY OF CHICAGO DEPARTMENT OF HOUSING  
PROJECT SUMMARY**

**THIRD QUARTER, 1999**

**NAME OF BORROWER/DEVELOPER:**

La Paz Place Limited Partnership, a limited partnership whose general partner is Bickerdike Redevelopment Corporation (BRC) a not-for-profit corporation with a .01% ownership interest and whose limited partner is BRC Affiliate and Humboldt Construction Company (are wholly-owned subsidiaries of BRC) with a 99.99% interest. At closing the limited partner will be the National Equity Fund with a 99.99% interest.

**FOR-PROFIT/NOT FOR-PROFIT:**

Not-for-Profit

**PROJECT NAME AND ADDRESS:**

La Paz Place Apartments - 3535-37 W. Dickens (building) and 3518-20 W. Dickens (parking lot) and 3600-02 & 3604-08 W. Shakespeare (bldgs) 3641 W. Shakespeare (parking lot)

**WARD/ALDERMAN:**

35<sup>TH</sup> / Alderman Vilma Colom

**COMMUNITY AREA:**

Armour Square

**CITY COUNCIL APPROVAL:**

September 29, 1999

**APPLICATION DATE:**

February 15, 1998

**TYPE OF PROJECT:**

Acquisition and gut rehabilitation of three walk-up buildings and build-out of two parking lots.

**DOH LOAN:**

**AMOUNT:**

\$3,000,000

**RATE:**

0%

**MATURITY:**

30 Years

**REPAYMENT:**

None. A balloon payment for the outstanding balance will be due at maturity (in 30 years)

**SECURITY:**

Second mortgage

**DOH TAX CREDITS:**

\$385,368 (1998)

LaPaz Place Apartments  
 Project Summary  
 Page 2.

**UNITS/RENTS:**

| <u>TYPE</u> | <u>NUMBER</u> | <u>MONTHLY RENT</u> | <u>INCOME GROUP</u> |
|-------------|---------------|---------------------|---------------------|
| 1BR         | 7             | 394                 | 31-50%              |
| 2BR         | 21            | 457                 | 31-50%              |
| 3BR         | 6             | 355                 | 16-30% ARC          |
| 3BR         | 7             | 546                 | 31-50%              |
| 4BR         | 2             | 412                 | 16-30% ARC          |
| 4BR         | 1             | 604                 | 31-50%              |
|             | 44            |                     |                     |

**UTILITIES:** Tenants pay for cooking gas and electric.

Accessible units: 5

Adaptable units: 6

| <u>PROJECT COSTS:</u> | <u>AMOUNT</u>      | <u>PER UNIT</u>  | <u>% OF PROJECT</u> |
|-----------------------|--------------------|------------------|---------------------|
| Acquisition           | \$1,108,500        | \$ 25,193        | 17%                 |
| Hard Costs            | 4,148,892          | 94,293           | 63%                 |
| Soft Cost             | 766,020            | 17,410           | 12%                 |
| Developer's Fee       | 543,590            | 12,354           | 8%                  |
| <b>TOTAL</b>          | <b>\$6,567,002</b> | <b>\$149,250</b> | <b>100%</b>         |

**PROJECT FINANCING:**

| <u>SOURCE</u> | <u>AMOUNT</u>      | <u>POSITION</u> | <u>RATE</u> | <u>TERM/AMORT</u> | <u>STATUS</u> | <u>PER UNIT</u>  |
|---------------|--------------------|-----------------|-------------|-------------------|---------------|------------------|
| LaSalle       | \$ 190,000         | 1 <sup>st</sup> | 9%          | 30/30             | Pending       | \$ 4,318         |
| DOH           | 3,000,000          | 2 <sup>nd</sup> | 0%          | 32                | Pending       | 67,901           |
| IHDA          | 500,000            | 3 <sup>rd</sup> | 0%          | 30                | Pending       | 11,420           |
| ARC           | 190,000            |                 |             |                   |               | 4,545            |
| NEF           | 2,686,902          |                 |             |                   | Approved      | 61,066           |
| Owner         | 100                |                 |             |                   |               | 2                |
|               | <b>\$6,567,002</b> |                 |             |                   |               | <b>\$149,250</b> |

**CITY OF CHICAGO DEPARTMENT OF HOUSING  
PROJECT SUMMARY**

**THIRD QUARTER, 1999**

**NAME OF BORROWER/  
DEVELOPER:** Morse Urban Development Limited Liability Company

**FOR-PROFIT/NOT-FOR-PROFIT:** For-Profit

**PROJECT NAME AND ADDRESS:** Morse Senior Apartments  
1528 W. Morse  
Parking Lot: 1514-18 W. Morse

**WARD/ALDERMAN:** 49th / Joseph Moore

**CITY COUNCIL APPROVAL:** September 1, 1999

**APPLICATION DATE:** February 16, 1998

**TYPE OF PROJECT:** Acquisition and rehabilitation of a vacant, seven story, 58 unit mixed use building. The project will provide 57 residential units of housing for senior citizens and one commercial unit. There will be a parking lot located one lot east of the building that will provide 40 parking spaces (3 to 1 ratio) for the building residents.

**DOH LOAN:**

Amount: \$2,531,479  
 Source: HOME  
 Rate: 1%  
 Maturity: 42 years  
 Repayment: No annual or monthly debt payments. Principal is due at maturity. Interest will start accruing after construction completion and will be due based on available proceeds at time of sale of the property or refinancing.

Security: Second mortgage on property

**DOH TAX CREDITS:** \$292,000 (1998)

**UNITS/RENTS**

| Type         | No.       | Rent 31-50% | No.       | Rent 51-60% | No. | Market Rate | Total     |
|--------------|-----------|-------------|-----------|-------------|-----|-------------|-----------|
| STUDIOS      | 10        | \$440       | 10        | \$440       |     | N/A         | 20        |
| One BR       | 18        | \$565       | 17        | \$565       |     | N/A         | 35        |
| Two BR       | --        | N/A         | 2         | \$800       |     | N/A         | 2         |
| <b>Total</b> | <b>28</b> |             | <b>29</b> |             |     |             | <b>57</b> |

**UTILITIES:** Tenants pay for electric.

Accessible units: 15 units (30%) will be accessible.

**PROJECT COSTS**

|                 | Amount             | Per Unit         | % of Project |
|-----------------|--------------------|------------------|--------------|
| Acquisition     | \$1,844,374        | \$32,357         | 26.2%        |
| Hard Costs      | \$3,909,222        | \$68,583         | 55.5%        |
| Soft Costs      | \$ 686,527         | \$12,044         | 9.8%         |
| Developer's Fee | \$ 572,006         | \$10,035         | 8.2%         |
| <b>Total</b>    | <b>\$7,012,129</b> | <b>\$123,020</b> | <b>100%</b>  |

**PROJECT FINANCING**

| Source       | Amount             | Position | Rate  | Term / Amort | Status    | Per Unit         |
|--------------|--------------------|----------|-------|--------------|-----------|------------------|
| TRI          | \$1,562,300        | 1st      | 8.25% | 40 / 40      | Committed | \$ 27,409        |
| DOH          | \$2,531,479        | 2nd      | 1%    | 40           | Pending   | \$ 44,412        |
| IHDA         | \$ 500,000         | 3rd      | 0%    | 40           | Committed | \$ 8,772         |
| DCCA         | \$ 82,250          | Grant    |       |              | Committed | \$ 1,443         |
| Parkway      | \$2,336,000        | Equity   |       |              | Committed | \$ 40,982        |
| Gen. Partner | \$100              | Equity   |       |              | Committed | \$ 2             |
| <b>Total</b> | <b>\$7,012,129</b> |          |       |              |           | <b>\$123,020</b> |

**CITY OF CHICAGO DEPARTMENT OF HOUSING  
PROJECT SUMMARY**

**THIRD QUARTER, 1999**

**NAME OF BORROWER/DEVELOPER:** Senior Suites Chicago Washington Heights Limited Partnership/Senior Lifestyle Corporation

**FOR-PROFIT/NOT-FOR-PROFIT:** For-profit

**PROJECT NAME AND ADDRESS:** Senior Suites of Washington Heights  
840-52 West 103rd Street

**WARD/ALDERMAN:** 34/Carrie Austin

**CITY COUNCIL APPROVAL:** September 29, 1999

**APPLICATION DATE:** November 2, 1998

**TYPE OF PROJECT:** New construction for senior housing.

**DOH LOAN**

**Amount:** \$3,033,923(HOME, Corporate Funds, Program Income)

**Rate:** 3%

**Maturity:** 32 years

**Repayment:** No monthly payment; balloon payment at maturity.

**Security:** Second Mortgage

**DOH TAX CREDITS:** \$598,756 (1999 reservation)

**UNITS/RENTS**

| <u>Type</u>   | <u>Number</u> | <u>Rent</u> | <u>Income Group</u> |
|---------------|---------------|-------------|---------------------|
| Studio        | 10            | \$275       | 16-30%              |
| Studio        | 17            | \$425       | 31-50%              |
| Studio        | 26            | \$475       | 51-60%              |
| 1 Bedroom     | 5             | \$313       | 16-30%              |
| 1 Bedroom     | 11            | \$470       | 31-50%              |
| 1 Bedroom     | <u>16</u>     | \$560       | 51-60%              |
| <b>Total:</b> | <b>85</b>     |             |                     |

**Utilities:** Owner pays for all utilities.

Accessible units: 8

Adaptable units: 85

PROJECT SUMMARY, LOANS APPROVED BY CITY COUNCIL  
 THIRD QUARTER, 1999  
 SENIOR SUITES CHICAGO WASHINGTON HEIGHTS  
 LIMITED PARTNERSHIP

Page 2

PROJECT COSTS

|                 | <u>Amount</u>      | <u>Per Unit</u> | <u>%</u>    |
|-----------------|--------------------|-----------------|-------------|
| Acquisition     | \$ 1               | \$ 0            | 0%          |
| Construction    | 6,599,840          | 77,645          | 80%         |
| Soft Costs      | 1,100,700          | 11,773          | 12%         |
| Developer's Fee | <u>622,000</u>     | <u>7,318</u>    | <u>8%</u>   |
| <b>Total:</b>   | <b>\$8,222,541</b> | <b>\$96,736</b> | <b>100%</b> |

PROJECT FINANCING

| <u>Source</u>    | <u>Amount</u>      | <u>Lien Position</u> | <u>Rate</u> | <u>Term</u> | <u>Per Unit</u> | <u>%</u>    |
|------------------|--------------------|----------------------|-------------|-------------|-----------------|-------------|
| Harris Bank      | \$ 380,000         | 1st                  | 8.25%       | 15          | \$ 4,471        | 5%          |
| DOH              | 3,033,923          | 2nd                  | 3%          | 30          | 35,693          | 37%         |
| ARC              | 380,000            | 3rd                  | 0%          | 30          | 4,471           | 5%          |
| Boston Capital   | 4,428,518          | Equity               |             |             | 52,100          | 54%         |
| Senior Lifestyle | <u>100</u>         |                      |             |             | <u>1</u>        | <u>0%</u>   |
| <b>Total:</b>    | <b>\$8,222,541</b> |                      |             |             | <b>\$96,736</b> | <b>100%</b> |

**CITY OF CHICAGO DEPARTMENT OF HOUSING  
PROJECT SUMMARY**

**THIRD QUARTER, 1999**

**NAME OF BORROWER/  
DEVELOPER:** St. Edmund's Village Limited Partnership /  
St. Edmund's Redevelopment Corporation

**FOR-PROFIT/NOT-FOR-PROFIT:** Not-For-Profit

**PROJECT NAME AND ADDRESS:** St. Edmund's Village  
6253 S. Michigan

**WARD/ALDERMAN:** 20th / Arenda Troutman

**CITY COUNCIL APPROVAL:** July 21, 1999

**APPLICATION DATE:** February 16, 1998

**TYPE OF PROJECT:** Acquisition and rehabilitation of a 23-story occupied building,  
containing 230 one,-two-and three-bedroom apartments with  
parking for 189 cars on site. 186 units have project-based  
Section 8 contracts.

**TAX EXEMPT BONDS:** \$9,796,317 (City Volume Cap)

**DOH LOAN:**  
Amount: \$4,487,379  
Rate: 0%  
Maturity: 42 years  
Repayment: No monthly payments; balloon payment at maturity.  
Security: Second mortgage on property

**DOH TAX CREDITS:** \$683,713 (Generated by issuance of tax exempt bonds)

**UNITS / RENTS:**

| Type              | Number     | 0-15% (Sec. 8) | Number    | 51-60% | Sq. Ft.   |
|-------------------|------------|----------------|-----------|--------|-----------|
| One BR            | 46         | \$520          |           |        | 563       |
| Two BR            | 69         | \$650-665      | 44        | \$650  | 816-973   |
| Three BR          | 46         | \$750          |           |        | 1004-1025 |
| <b>Total: 230</b> | <b>186</b> |                | <b>44</b> |        |           |

**UTILITIES:** Tenants will pay for electric only.

**ACCESSIBLE / ADAPTABLE UNITS:** 12 units (5%) will be accessible and 34 units (15%) will be adaptable.



**PROJECT COSTS**

|                 | <b>Amount</b>       | <b>Per Unit</b> | <b>% of Project</b> |
|-----------------|---------------------|-----------------|---------------------|
| Acquisition     | \$4,350,000         | \$18,913        | 23.80%              |
| Construction    | \$9,742,830         | \$42,360        | 53.30%              |
| Soft Costs      | \$3,193,510         | \$13,885        | 17.49%              |
| Developer's Fee | \$ 990,000          | \$ 4,304        | 5.41%               |
| <b>Total</b>    | <b>\$18,276,340</b> | <b>\$79,462</b> | <b>100 %</b>        |

**PROJECT FINANCING**

| <b>Source</b> | <b>Amount</b>       | <b>Position</b> | <b>Rate</b> | <b>Term /Amort</b> | <b>Status</b> | <b>Per Unit</b> |
|---------------|---------------------|-----------------|-------------|--------------------|---------------|-----------------|
| HUD 236       | \$3,086,000         | 1st             | 6.25%       | 24 / 24            | Pending       | \$13,417        |
| HUD 241(a)    | \$1,113,000         | 2nd             | 6.25%       | 40 / 40            | Pending       | \$17,091        |
| DOH           | \$4,487,379         | 3rd             | 0%          | 40                 | Pending       | \$19,510        |
| NEF/B bond    | \$2,779,417*        | Equity          |             |                    | Pending       | \$12,084        |
| NEF           | \$3,263,501**       | Equity          |             |                    | Pending       | \$14,189        |
| Proj. Income  | \$ 729,143          |                 |             |                    |               | \$ 3,640        |
| <b>Total</b>  | <b>\$18,276,340</b> |                 |             |                    |               | <b>\$79,462</b> |

\* This short-term bond will be retired with equity funds at the end of 16 months.

\*\* This amount plus the takeout of the B Bond is the gross amount of equity that NEF will provide to the project, which includes NEF's internal bridge loan interest and all other costs to the project that will be capitalized during construction but paid for out of the operating income of the project. Typically DOH underwrites projects considering the equity amount net of these costs because they are not up-front development costs. However, these items count as part of eligible basis and must be included in determining the total bond size to insure meeting the 50% test.

CITY OF CHICAGO DEPARTMENT OF HOUSING  
PROJECT SUMMARY

THIRD QUARTER, 1999

**NAME OF BORROWER/DEVELOPER:** Victoria Jennings Residences, Ltd.  
**FOR-PROFIT/NOT-FOR-PROFIT:** Not-for-profit  
**PROJECT NAME AND ADDRESS:** Victoria Jennings Residences, Ltd.  
620-32 West 61<sup>st</sup> Street  
**WARD/ALDERMAN :** 16th / Shirley A. Coleman  
**CITY COUNCIL APPROVAL:** July 21, 1999  
**APPLICATION DATE:** May 19, 1999  
**TYPE OF PROJECT:** New construction of housing for persons with physical disabilities.

**DOH LOAN:**

Amount: \$400,000 (HOME, Corporate Funds, Program Income).  
Rate: 0.00%  
Maturity: 40 years  
Repayment: No monthly payments; balloon payment at maturity.  
Security: Second mortgage on subject property.

**DOH TAX CREDITS:**

None

**UNITS/RENTS**

| <u>Type</u>   | <u>Number</u> | <u>Rent</u>    | <u>Income Group</u> |
|---------------|---------------|----------------|---------------------|
| 1 Bedroom     | 8             | 30% of income  | 0-16%               |
| 1 Bedroom     | 1             | Manager's unit | 51-60%              |
| 2 Bedroom     | 6             | 30% of income  | 0-16%               |
| 3 Bedroom     | 9             | 30 % of income | 0-16%               |
| <b>Total:</b> | <b>24</b>     |                |                     |

\*This is a HUD 811 project. This project has been awarded a Project Rental Assistance Contract (PRAC) of \$62,600 and a budget authority of \$622,056. The term of the initial PRAC is nine (9) years, and future appropriations are subject to renewal.

**UTILITIES:** Tenants do not pay any utilities.

Accessible Units: 24

PROJECT SUMMARY  
VICTORIA JENNINGS RESIDENCES, LTD.  
Page 2.

PROJECT COSTS

|              | <u>Amount</u>      | <u>Per Unit</u>   | <u>% of Project</u> |
|--------------|--------------------|-------------------|---------------------|
| Acquisition  | \$ 7               | \$ 0              | 0 %                 |
| Construction | 2,611,193          | 108,800           | 90 %                |
| Soft Costs   | <u>295,500</u>     | <u>12,313</u>     | <u>10 %</u>         |
| Total        | <b>\$2,906,700</b> | <b>\$ 121,113</b> | <b>100%</b>         |

PROJECT FINANCING

| <u>Source</u> | <u>Amount</u>      | <u>Position</u> | <u>Rate</u> | <u>Term/Amort</u> | <u>Status</u> | <u>Per Unit</u>  | <u>%</u>    |
|---------------|--------------------|-----------------|-------------|-------------------|---------------|------------------|-------------|
| HUD           | \$2,506,700        | 1st             | 0.00%       | 40 years          | Approved      | \$104,446        | 86 %        |
| DOH           | <u>400,000</u>     | 2nd             | 0.00%       | 40 years          | Approved      | <u>16,667</u>    | <u>14 %</u> |
| TOTAL         | <b>\$2,906,700</b> |                 |             |                   |               | <b>\$121,113</b> | <b>100%</b> |

**CITY OF CHICAGO  
DEPARTMENT OF HOUSING**

**LOAN CLOSINGS - THIRD QUARTER  
JULY 1, 1999 - SEPTEMBER 30, 1999**

| <u>DEVELOPER/PROJECT</u>   | <u>CITY COUNCIL<br/>APPROVAL DATE</u> | <u>LOAN<br/>CLOSING DATE</u> |
|--|---------------------------------------|------------------------------|
| Chicago Community<br>Development Corporation<br>Barbara Jean Wright Court<br>1354 South Morgan | May 12, 1999                          | July 15, 1999*               |
| Louise & Wallace Harper<br>(Joint Lender)<br>1416-18 South Karlov                              | N/A                                   | July 29, 1999                |
| Brinshore Development<br>Prairie Park Apartments<br>55th & Prairie<br>56th & Calumet           | February 10, 1999                     | July 30, 1999                |
| National Progressive Institute<br>Progressive Square<br>4746-52 South Wabash                   | January 20, 1999                      | August 24, 1999              |
| American Housing Partners<br>Belmont Place<br>4629-53 West Belmont                             | November 12, 1998                     | September 23, 1999           |

\* City bond financing; no DOH loan.

CHICAGO LOW INCOME HOUSING TRUST FUND  
 AFFORDABLE RENTS FOR CHICAGO (ARC) COMMITMENTS  
 January 1 thru September 30, 1999

| ORGANIZATION                                  | DATE APPROVED | ADDRESS  | AMOUNT OF ARC LOAN | TOTAL NUMBER OF UNITS RECEIVING ASSISTANCE & BREAKDOWN OF REDUCED RENTS  | INCOME LEVEL SERVED       |
|---|---------------|--|--------------------|--|---------------------------|
| Presentation Apartments I Limited Partnership | 2-17-99       | 817-23 S. Springfield  | \$64,490           | 3 Units<br>3-3 bedrooms from \$460 to \$300  | 16-30%                    |
| WECAN, Inc.                                   | 4-5-99        | 6146 S. Kenwood  | \$200,000          | 10 Units<br>10-1 bedrooms from \$425 to \$271  | 16-30%                    |
| Prairie Park Apartments L.P.                  | 4-13-99       | 317 E. 55th St.,<br>5521 & 5537 S. Prairie                                       | \$322,200          | 7 Units<br>1-1 bedroom from \$445 to \$165<br>1-2 bedroom from \$540 to \$234<br>4-3 bedrooms from \$650 to \$289<br>1-4 bedroom from \$680 to \$325 | 1-15%<br>16-30%<br>"<br>" |
| Brand New Beginnings, Inc.                    | 4-13-99       | 103-15 E. 58th St.   | \$150,000          | 5 Units<br>2-2 bedrooms from \$550 to \$302<br>3-3 bedrooms from \$650 to \$350  | 16-30%<br>"               |
| La Paz Place Partnership                      | 9-21-99       | 3535-37 W. Dickens,<br>3600-02 & 3604-08 W.<br>4534-36 S. Calumet<br>Shakespeare | \$190,000          | 8 Units<br>6-3 bedrooms from \$546 to \$355<br>2-4 bedrooms from \$604 to \$412  | 16-30%<br>"               |
| Total:  |               |  | \$926,690          | 33 Units   | 1 0-15%<br>32 16-30%      |

# MULTI-FAMILY MORTGAGE REVENUE BONDS

January 1, 1999 - September 30, 1999

| DEVELOPER  | FOR PROFIT/<br>NOT-FOR-PROFIT | PROJECT ADDRESS             | BOND<br>AMOUNT      | # OF<br>UNITS | I N C O M E L E V E L |          |          |            |          |          |
|--|-------------------------------|-----------------------------|---------------------|---------------|-----------------------|----------|----------|------------|----------|----------|
|  |                               |                             |                     |               | 0-15%                 | 16-30%   | 31-50%   | 51-60%     | 61-80%   |          |
| COMMUNITY HOUSING PARTNERS V, L.P.<br>ARCHER COURTS APARTMENTS               | FP                            | 2220 & 2242 SOUTH PRINCETON | \$5,544,853         | 147           | 147                   |          |          |            |          |          |
| COMMUNITY HOUSING PARTNERS IV, L.P.<br>BARBARA JEAN WRIGHT COURTS APARTMENTS | FP/NFP                        | 1354 SOUTH MORGAN           | \$9,444,521         | 270           | 108                   |          |          | 162        |          |          |
| ST. EDMUND'S VILLAGE LIMITED PARTNERSHIP<br>ST. EDMUND'S VILLAGE             | NFP                           | 6253 SOUTH MICHIGAN         | \$9,796,317         | 230           | 186                   |          |          | 44         |          |          |
| <b>Total Approved Multi-family Mortgage Revenue Bond Projects:</b>           |                               |                             | <b>\$24,785,691</b> | <b>647</b>    | <b>441</b>            | <b>0</b> | <b>0</b> | <b>206</b> | <b>0</b> | <b>0</b> |

CHICAGO LOW INCOME HOUSING TRUST FUND  
SUMMARY OF PROJECTS FUNDED UNDER THE RENTAL SUBSIDY PROGRAM  
JANUARY 1, 1999 THRU DECEMBER 31, 1999

Page 1

| ORGANIZATION<br>AND<br>ADDRESS OF PROJECT                                     | AMOUNT<br>OF ANNUAL<br>SUBSIDY | TOTAL NUMBER OF UNITS<br>RECEIVING ASSISTANCE &<br>BREAKDOWN OF SUBSIDIZED RENTS   | INCOME<br>LEVEL<br>SERVED | CENSUS<br>TRACT | WARD |
|---|--------------------------------|--|---------------------------|-----------------|------|
| Arlandiz, Serigo & Elizabeth<br>1300 N. Homan                                 | \$27,960                       | 8 units<br>5 2br's from \$540 to \$275<br>3 3br from \$660 to \$325  | 8 16-30%                  | 2309            |      |
| A.M. Realty Management<br>(Mike Loyfman)<br>6748-50 N. Ashland                | \$93,840                       | 26 units<br>20 1br's from \$525 to \$230<br>6 1br's from \$650 to \$230  | 26 16-30%                 | 108             |      |
| Bethel New Life<br>4000 W. Washington   | \$24,000                       | 10 units<br>10 2br's from \$375-450 to<br>\$175-195  | 20 0-15%                  | 2602            |      |
| Bethel New Life<br>4200 & 4400 W. Washington                                  | \$45,360                       | 16 units<br>15 2br's from \$375-450 to \$147-195<br>1 3br from \$478 to \$173  | 16 0-15%                  | 2603            |      |
| Bethel New Life<br>4008 W. Washington,<br>104 S. Hamlin &<br>4652 W. West End | \$7,200                        | 3 units<br>1 2br from \$361 to \$161<br>1 3br from \$382 to \$182<br>1 3br from \$450 to \$250                                       | 2 0-15%<br>1 16-30%       | 2608            |      |
| Bickerdike<br>1567-69 N. Hoyne  | \$38,400                       | 16 units<br>16 SRO's from \$300 to \$100   | 16 0-15%                  | 2414            |      |
| Bickerdike<br>929, 2214 N. Sacramento<br>& 1930 N. Humboldt                   | \$31,116                       | 13 units<br>2 1br's from \$341 to \$125<br>5 2br's from \$394 to \$140<br>3 3br's from \$472 to \$325<br>3 4br's from \$525 to \$375 | 7 0-15%<br>6 16-30%       | 2212            |      |

| ORGANIZATION AND ADDRESS OF PROJECT  | AMOUNT OF ANNUAL SUBSIDY | TOTAL NUMBER OF UNITS RECEIVING ASSISTANCE & BREAKDOWN OF SUBSIDIZED RENTS                            | INCOME LEVEL SERVED   | CENSUS TRACT | WARD |
|--|--------------------------|---|-----------------------|--------------|------|
| Boardman, William & Christina<br>8707 S. Escanaba                          | \$9,360                  | 3 2br's from \$420 to \$160<br>3 units  | 3 0-15%               | 4607         |      |
| Broadmoor Apartments<br>(Investment Management Corp.).<br>7600 N. Bosworth | \$80,400                 | 20 studios from \$395 to \$170<br>10 2br's from \$495 to \$275<br>30 units                            | 20 0-15%<br>10 16-30% | 101          |      |
| Catholic Charities<br>6717 S. Elizabeth &<br>6209 S. Paulina               | \$128,112                | 14 studios from \$477 to \$220<br>18 1br's from \$571 to \$240<br>32 units                            | 32 16-30%             | 6707         |      |
| Catholic Charities<br>1900 N. Karlov                                       | \$28,020                 | 8 studios from \$450 to \$100<br>8 units  | 8 0-15%               | 625          |      |
| Chicago Clergy Association<br>108 N. Sangamon<br>(Men's Program)           | \$121,800                | 5 beds from \$600 to \$ 30<br>10 beds from \$600 to \$140<br>10 beds from \$600 to \$330<br>25 units  | 15 0-15%<br>10 16-30% | 2802         |      |
| Chicago Clergy Association<br>108 N. Sangamon<br>(Women's program)         | \$93,120                 | 8 SRO's from \$600 to \$ 30<br>8 SRO's from \$600 to \$200<br>16 units                                | 8 0-15%<br>8 16-30%   | 2802         |      |
| South Michigan L.P.<br>4524-26 S. Michigan                                 | \$19,440                 | 4 units<br>4 2br's from \$545 to \$140  | 4 0-15%               | 3807         |      |
| Circle Christian<br>5808 W. Fulton   | \$19,380                 | 2 1br's from \$375 to \$230<br>1 2br from \$500 to \$240<br>3 3br's from \$600 to \$0- 325<br>6 units | 1 0-15%<br>5 16-30%   | 2520         |      |
| Circle Christian<br>5700 W. Washington                                     | \$12,168                 | 2 2br's from \$500 to \$240<br>2 2br's from \$550 to \$278<br>4 units                                 | 4 16-30%              | 2520         |      |
| City Lands (ShoreBank)<br>127-45 N. Central                                | \$63,000                 | 15 2br's from \$540 to \$190<br>15 units  | 15 0-15%              | 2519         |      |
| City Lands (ShoreBank)<br>301 S. Central                                   | \$37,368                 | 1 1br from \$375 to \$230<br>9 2br's from \$540 to \$275<br>2 3br's from \$617 to \$325<br>12 units   | 12 16-30%             | 2521         |      |



| ORGANIZATION AND ADDRESS OF PROJECT  | AMOUNT OF ANNUAL SUBSIDY | TOTAL NUMBER OF UNITS RECEIVING ASSISTANCE & BREAKDOWN OF SUBSIDIZED RENTS   | INCOME LEVEL SERVED  | CENSUS TRACT | WARD |
|--|--------------------------|--|----------------------|--------------|------|
| City Lands (ShoreBank)<br>5501 W. Corcoran/330 N. Pine                           | \$55,164                 | 14 units<br>1 1br from \$443 to \$230<br>3 2br's from \$540 to \$275<br>7 3br's from \$656 to \$325<br>3 4br's from \$800 to \$375 | 14 16-30%            | 2519         |      |
| City Lands (ShoreBank)<br>Courtway Commons<br>4834 W. Adams                      | \$57,600                 | 14 units<br>10 1br's from \$450 to \$140<br>4 4br's from \$800 to \$275  | 10 0-15%<br>4 16-30% | 2522         |      |
| City Lands (ShoreBank)<br>Austin Square  | \$39,600                 | 12 units<br>12 3br's from \$650 To \$375   | 12 16-30%            | 2522         |      |
| City Lands (ShoreBank)<br>4900-10 W. Jackson                                     | \$15,900                 | 5 units<br>5 2br's from \$540 to \$275   | 5 16-30%             | 2522         |      |
| Claretian Associates<br>3201 E. 91st St.   | \$145,744                | 42 units<br>1 studio from \$415 to \$205<br>41 1br's from \$480-620 to \$240-290   | 42 16-30%            | 4610         |      |
| Cornerstone Comm. Outreach<br>1311-15 W. Leland                                  | \$95,232                 | 18 units<br>7 2br's from \$540 to \$170<br>11 3br's from \$686 to \$200  | 7 0-15%<br>8 16-30%  | 317          |      |
| Cornerstone Comm. Outreach<br>920 W. Wilson                                      | \$107,640                | 51 units<br>25 SRO's from \$271 to \$101<br>6 1br's from \$320 to \$100<br>20 1br's from \$320 to \$150                            | 51 0-15%             | 315          |      |
| Community Dev. Partnership<br>(Don Gianone & Steve Barron)<br>7436 S. Kingston   | \$16,680                 | 6 units<br>3 2br's from \$500 to \$275<br>2 2br's from \$490 to \$275<br>1 3br's from \$610 to \$325                               | 6 16-30%             | 4313         |      |
| Community Dev. Partnership<br>(Don Gianone & Steve Barron)<br>6034-52 S. Prairie | \$31,752                 | 11 units<br>7 2br's from \$525 to \$275<br>4 2br's from \$499 to \$275   | 11 16-30%            | 4008         |      |
| Community Dev. Partnership<br>(Don Gianone & Steve Barron)<br>7600 S. Essex      | \$50,820                 | 11 units<br>9 2br's from \$555 to \$140<br>2 3br's from \$575 to \$325   | 9 0-15%<br>2 16-30%  | 4313         |      |
| Edgewater Shores<br>5326 N. Winthrop   | \$120,000                | 50 units<br>50 studios from \$450 to \$250   | 50 16-30%            | 307          |      |

| ORGANIZATION AND ADDRESS OF PROJECT                              | AMOUNT OF ANNUAL SUBSIDY | TOTAL NUMBER OF UNITS RECEIVING ASSISTANCE & BREAKDOWN OF SUBSIDIZED RENTS  | INCOME LEVEL SERVED   | CENSUS TRACT | WARD |
|--|--------------------------|---|-----------------------|--------------|------|
| Family Rescue<br>6820-30 S. Ridgeland                            | \$82,710                 | 22 units<br>23 2br's from \$375-450 to \$120  | 23 0-15%              | 4302         |      |
| Fedorenko, Karyn<br>2839-47 W. Grace                             | \$3,180                  | 1 unit<br>1 1br from \$650 to \$385   | 1 16-30%              | 1607         |      |
| Greenwood Building Corp.<br>Mark Cosseff<br>1456 W. Birchwood    | \$32,520                 | 8 units<br>2 2br from \$640 to \$320<br>3 2br's from \$595 to \$275<br>3 3br's from \$595 to \$325  | 8 16-30%              | 103          |      |
| Herron Enterprises<br>7700 S. Essex                              | \$19,200                 | 4 units<br>2 2br's from \$660 to \$287<br>2 2br's from \$775 to \$333   | 4 16-30%              | 4313         |      |
| Herron Enterprises<br>122 S. California                          | \$20,880                 | 6 units<br>3 1br's from \$560 to \$287<br>3 2br's from \$510 to \$333   | 6 16-30%              | 2710         |      |
| Hispanic Housing<br>Buena Vista Apartments<br>3038 W. North Ave. | \$27,504                 | 12 units<br>6 studios from \$313 to \$100<br>2 1br's from \$364 to \$125<br>4 1br's from \$364 to \$230   | 8 0-15%<br>4 16-30%   | 2310         |      |
| Hispanic Housing<br>Augusta Associates<br>3301 W. Palmer         | \$41,220                 | 12 units<br>4 1br's from \$490 to \$230<br>1 2br from \$470 to \$140<br>7 2br's from \$570 to \$275   | 1 0-15%<br>11 16-30%  | 2211         |      |
| Hellenic Foundation<br>Hollywood House<br>5700 N. Sheridan Rd.   | \$107,820                | 49 units<br>37 studios from \$345-400 to \$135-195<br>12 1br's from \$440-505 to \$210-260  | 49 16-30%             | 306          |      |
| H.O.M.E.<br>7320 N. Sheridan Rd.                                 | \$68,064                 | 30 units<br>6 SRO's from \$627 to \$460<br>2 studios from \$290 to \$100<br>1 studio from \$290 to \$200<br>9 1br's from \$325 to \$125<br>8 1br's from \$325 to \$230<br>4 2br's from \$550 to \$140 | 18 0-15%<br>12 16-30% | 103          |      |
| H.O.M.E.<br>1537 W. Rosemont                                     | \$7,200                  | 3 units<br>3 SRO's from \$630 to \$430  | 3 16-30%              | 302          |      |

| ORGANIZATION AND ADDRESS OF PROJECT                                     | AMOUNT OF ANNUAL SUBSIDY | TOTAL NUMBER OF UNITS RECEIVING ASSISTANCE & BREAKDOWN OF SUBSIDIZED RENTS                                       | INCOME LEVEL SERVED   | CENSUS TRACT | WARD |
|---|--------------------------|--|-----------------------|--------------|------|
| Holsten Real Estate Dev.<br>1061 W. Rosemont                            | \$100,020                | 41 units<br>3 SRO's from \$320 to \$ 75<br>14 studios from \$370 to \$170<br>24 studios from \$395 to \$195      | 41 0-15%              | 301          |      |
| Ford Towers<br>4541 N. Sheridan Rd.                                     | \$89,424                 | 36 units<br>18 studios from \$344 to \$100<br>18 studios from \$370 to \$200                                     | 18 0-15%<br>18 16-30% | 315          |      |
| Holsten Real Estate Dev.<br>1325 W. Wilson                              | \$51,600                 | 30 units<br>10 SRO's from \$275 to \$ 75<br>10 SRO's from \$275 to \$175<br>10 Studios from \$330 to \$200       | 20 0-15%<br>10 16-30% | 317          |      |
| Pride Properties<br>5718 N. Winthrop                                    | \$42,000                 | 14 units<br>14 Studios from \$350 to \$100   | 14 0-15%              | 306          |      |
| Investment Management Corp.<br>(Chicago Equity Fund)<br>1700 W. Juneway | \$29,208                 | 9 units<br>5 2br's from \$501 to \$275<br>4 3br's from \$651 to \$325  | 9 16-30%              | 101          |      |
| Kalybatas, Ricardo<br>2507 N. LeClaire                                  | \$8,400                  | 2 units<br>1 lbr from \$465 to \$125<br>1 lbr from \$486 to \$125  | 2 0-15%               | 1908         |      |
| Safeway Investments<br>Kolin Court Apartments<br>1203-11 S. Kolin       | \$37,380                 | 7 units<br>7 2br's from \$500 to \$155   | 7 0-15%               | 2909         |      |
| KOSOH<br>927 W. Wilson  | \$88,158                 | 24 units<br>5 studios from \$325 to \$170<br>5 lbr's from \$450 to \$200<br>14 2br's from \$520-610 to \$164-170 | 19 0-15%<br>5 16-30%  | 315          |      |
| Koyfman, Vladimir & Sofia<br>6229 N. Winthrop                           | \$153,600                | 40 units<br>8 studios from \$385 to \$125<br>32 lbr's from \$485 to \$150  | 40 0-15%              | 301          |      |
| Lakefront SRO<br>4727 N. Malden   | \$49,320                 | 18 units<br>4 disabled SRO units from \$440 to \$130<br>14 studios from \$265 to \$ 60                           | 18 0-15%              | 317          |      |
| Lakefront SRO<br>5042 N. Winthrop                                       | \$109,920                | 47 units<br>8 SRO's from \$245 to \$135<br>27 SRO's from \$290 to \$50<br>12 SRO's from \$250 to \$100           | 47 0-15%              | 312          |      |

| ORGANIZATION AND ADDRESS OF PROJECT  | AMOUNT OF ANNUAL SUBSIDY | TOTAL NUMBER OF UNITS RECEIVING ASSISTANCE & BREAKDOWN OF SUBSIDIZED RENTS     | INCOME LEVEL SERVED   | CENSUS TRACT | WARD |
|--|--------------------------|--|-----------------------|--------------|------|
| Council for Jewish Elderly<br>Levy House<br>1221 W. Sherwin  | \$68,400                 | 20 units<br>20 1br's from \$460 to \$175                                       | 20 0-15%              | 103          |      |
| L.U.C.H.A.<br>1318 N. Rockwell   | \$12,900                 | 9 units<br>4 2br's from \$370 to \$270<br>5 2br's from \$410 to \$275          | 9 16-30%              | 2400         |      |
| L.U.C.H.A.<br>1456 N. Rockwell   | \$18,060                 | 11 units<br>5 2br's from \$370 to \$270<br>6 3br's from \$405-525 to \$224-325 | 11 16-30%             | 2410         |      |
| L.U.C.H.A.<br>1414-18 N. Washtenaw   | \$11,400                 | 6 units<br>1 1br from \$415 to \$315<br>5 2br's \$420-525 to \$260-340         | 6 16-30%              | 2410         |      |
| L.U.C.H.A.<br>1451 N. Washtenaw  | \$4,440                  | 3 units<br>1 2br from \$420 to \$320<br>2 2br's from \$485 to \$350            | 3 16-30%              | 2410         |      |
| L.U.C.H.A.<br>3339 W. Division   | \$35,640                 | 22 units<br>22 SRO's from \$235 to \$100                                       | 22 0-15%              | 2310         |      |
| Marsh, Walter<br>2014-24 W. Aurthur  | \$9,600                  | 3 units<br>3 1br's from \$480-530 to \$230                                     | 3 16-30%              | 205          |      |
| Mate, Moric<br>2839-43 W. Rosemont   | \$7,020                  | 2 units<br>1 1br from \$480 to \$230<br>1 1br from \$610 to \$275              | 2 16-30%              | 207          |      |
| N.H.S.<br>723-25 N. Central  | \$24,840                 | 9 units<br>9 1br's from \$370 to \$140   | 9 0-15%               | 2515         |      |
| Park Apartment Limited Part.<br>Rich Sciortino   | \$105,564                | 28 units<br>15 2br's from \$560 to \$276<br>13 3br's from \$675 to \$326       | 28 16-30%             | 4004         |      |
| 236 E. Garfield/5730 S. Calumet<br>Investment Management Corp.<br>Chicago Equity Fund<br>7715 N. Hermitage | \$50,815                 | 28 units<br>8 studios \$314 to \$127-275<br>20 1br's from \$340 to \$94-219    | 14 0-15%<br>14 16-30% | 101          |      |

| ORGANIZATION AND ADDRESS OF PROJECT                                     | AMOUNT OF ANNUAL SUBSIDY | TOTAL NUMBER OF UNITS RECEIVING ASSISTANCE & BREAKDOWN OF SUBSIDIZED RENTS  | INCOME LEVEL SERVED   | CENSUS TRACT | WARD |
|---|--------------------------|---|-----------------------|--------------|------|
| Investment Management Corp.<br>Chicago Equity Fund<br>1614 W. Jonquil   | \$21,409                 | 6 units<br>6 3br's from \$500 to \$203  | 6 16-30%              | 101          |      |
| National Equity Fund<br>W.W. Limited Partnership<br>6928 N. Wayne       | \$89,160                 | 50 units<br>10 studios from \$300 to \$183<br>30 studios from \$325 to \$183<br>10 lbr's from \$410 to \$210        | 40 0-15%<br>10 16-30% | 105          |      |
| P.R.I.D.E.<br>4946, 5000 W. Adams &<br>4945 W. Monroe                   | \$79,716                 | 24 units<br>14 2br's from \$448-464 to \$68-325<br>8 2br's from \$464 to \$230<br>2 3br from \$530-623 to \$219-325 | 12 0-15%<br>12 16-30% | 2522         |      |
| P.R.I.D.E.<br>5257 W. Congress  | \$43,836                 | 15 units<br>15 2br's from \$361-386 to \$61-203   | 7 0-15%<br>8 16-30%   | 2522         |      |
| P.R.I.D.E.<br>139-45 S. Central   | \$12,948                 | 4 units<br>3 2br's from \$407-438 to \$76-320<br>1 3br from \$530 to \$274  | 2 0-15%<br>2 16-30%   | 2521         |      |
| P.R.I.D.E.<br>5001-05 W. Monroe   | \$16,992                 | 8 units<br>2 studios from \$283 to \$100<br>2 1br's from \$376 to \$125<br>4 2br's from \$412 to \$275              | 4 0-15%<br>4 16-30%   | 2522         |      |
| P.R.I.D.E.<br>347 S. Central  | \$28,284                 | 9 units<br>1 1br from \$407 to \$90<br>7 2br's from \$407-464 to \$64-320<br>1 3br from \$618 to \$165              | 5 0-15%<br>4 16-30%   | 2521         |      |
| P.R.I.D.E.<br>105 S. Central-Adeline Pl.<br>5203 W. congress-African V. | \$7,668                  | 2 units<br>2 2br's from \$407-438 to \$77-129   | 2 0-15%               | 2522         |      |
| Rezmar<br>3258 E. 70th Pl.  | \$46,464                 | 11 units<br>11 1br's from \$502 to \$150  | 11 0-15%              | 4301         |      |
| Rezmar<br>4611 S. Drexel  | \$53,640                 | 10 units<br>10 2br's from \$597 to \$150  | 10 0-15%              | 3903         |      |
| Rezmar<br>4433-37 S. Greenwood  | \$42,336                 | 10 units<br>6 2br's from \$518 to \$140<br>4 3br's from \$640 to \$325  | 6 0-15%<br>4 16-30%   | 3902         |      |

| ORGANIZATION AND ADDRESS OF PROJECT                                    | AMOUNT OF ANNUAL SUBSIDY | TOTAL NUMBER OF UNITS RECEIVING ASSISTANCE & BREAKDOWN OF SUBSIDIZED RENTS                                  | INCOME LEVEL SERVED  | CENSUS TRACT | WARD |
|--|--------------------------|---|----------------------|--------------|------|
| Rezmar<br>5751-59 S. Michigan Ave.                                     | \$20,892                 | 5 units<br>5 3br's from \$666-705 to \$325  | 5 16-30%             | 4005         |      |
| Rezmar<br>7024 S. Paxton   | \$51,768                 | 8 units<br>5 2br's from \$645 to \$150<br>3 3br's from \$763 to \$150                                       | 8 0-15%              | 4301         |      |
| Rezmar<br>825, 829, 839 W. Sunnyside &<br>820 W. Agatite               | \$51,456                 | 13 units<br>6 1br's from \$414 to \$125<br>5 2br's from \$518 to \$140<br>2 3br's from \$666 to \$325       | 11 0-15%<br>2 16-30% | 315          |      |
| Rezmar<br>5040 W. Washington   | \$44,640                 | 8 units<br>4 2br's from \$605 to \$140<br>4 2br's from \$631 to \$166                                       | 8 0-15%              | 2518         |      |
| Rezmar<br>5606 S. Wabash   | \$14,760                 | 3 units<br>3 2br's from \$550 to \$140  | 3 0-15%              | 4005         |      |
| Southeast Chicago Dev. Comm.<br>(David Sullivan)<br>8954 S. Commercial | \$18,900                 | 4 units<br>1 3br from \$540 to \$180<br>3 4br's from \$605 to \$200   | 4 0-15%              | 4609         |      |
| Travelers & Immigrants Aid<br>4659 S. Drexel                           | \$85,800                 | 49 units<br>4 studios from \$325 to \$225<br>19 studios from \$425 to \$275<br>26 lbr's from \$525 to \$375 | 49 -16-30%           | 3903         |      |
| U.N.O.<br>3066 E. 92nd St. &<br>9001 S. Muskegan                       | \$18,360                 | 6 units<br>2 2br's from \$385 to \$140<br>4 3br's from \$425 to \$165                                       | 6 0-15%              | 4609         |      |

| ORGANIZATION AND ADDRESS OF PROJECT  | AMOUNT OF ANNUAL SUBSIDY | TOTAL NUMBER OF UNITS RECEIVING ASSISTANCE & BREAKDOWN OF SUBSIDIZED RENTS                       | INCOME LEVEL SERVED   | CENSUS TRACT | WARD |
|--|--------------------------|--|-----------------------|--------------|------|
| Voice of the People<br>4431 N. Clifton   | \$24,276                 | 6 units<br>1 2br from \$493 to \$140<br>1 2br from \$519 to \$140<br>4 3br's from \$659 to \$365 | 2 0-15%<br>4 16-30%   | 316          |      |
| Voice of the People<br>847 W. Sunnyside/<br>4130 N. Kenmore                              | \$10,692                 | 3 units<br>1 2br from \$505 to \$140<br>2 3br's from \$588 to \$325                              | 1 0-15%<br>2 16-30%   | 315          |      |
| Voice of the People<br>900 W. Windsor<br>Weisberger, William<br>6307-09 N. Mozart        | \$22,320                 | 6 units<br>6 2br's from \$450 to \$140<br>2 units  | 6 0-15%               | 315          |      |
| Renaissance Realty Group, Inc.<br>Wicker Park Place<br>1527-31 N. Wicker Park            | \$9,000                  | 2 2br's from \$695 to \$320  | 2 16-30%              | 207          |      |
| Wilson Winsor Partnership<br>(Bob Barry)<br>915-17 W. Wilson<br>YMCA<br>4 East 111th St. | \$75,600                 | 30 studios from \$315-320 to \$110-115   | 30 0-15%              | 2414         |      |
|  | \$167,400                | 62 units<br>31 studios from \$375 to \$100<br>31 studios from \$375 to \$200                     | 31 0-15%<br>31 16-30% | 315          |      |
|  | \$126,942                | 56 units<br>24 SRO's from \$296 to \$ 30<br>32 SRO's from \$296 to \$125-190                     | 56 0-15%              | 4909         |      |
| YMCA<br>501 N. Central   | \$127,380                | 50 units<br>32 SRO's from \$290 to \$ 30<br>18 SRO's from \$290 to \$125-190                     | 50 0-15%              | 2515         |      |
| YMCA<br>3333 N. Marshfield   | \$110,280                | 60 units<br>50 SRO's from \$292 to \$30-190<br>10 SRO's from \$339 to \$190                      | 60 0-15%              | 625          |      |
| YMCA<br>5000 S. Indiana  | \$93,930                 | 50 units<br>35 SRO's from \$228 to \$48.50<br>15 SRO's from \$228 to \$125                       | 50 0-15%              | 3818         |      |

| ORGANIZATION AND ADDRESS OF PROJECT            | AMOUNT OF ANNUAL SUBSIDY | TOTAL NUMBER OF UNITS RECEIVING ASSISTANCE & BREAKDOWN OF SUBSIDIZED RENTS                         | INCOME LEVEL SERVED | CENSUS TRACT | WARD |
|--|--------------------------|--|---------------------|--------------|------|
| Vanquez<br>2636 W. Evergreen                   | \$5,820                  | 1 unit<br>1 3br from \$650 to \$165  | 1 0-15%             | 2410         | 1    |
| Arlandiz, Elizabeth<br>1859 N. Kimball         | \$30,180                 | 5 units<br>1 1br from \$450 to \$125<br>2 2br's from \$650 to \$140<br>2 3br's from \$750 to \$165 | 5 0-15%             | 2227         | 26   |
| Arlandiz, Elizabeth<br>5550 S. Mozart          | \$5,400                  | 1 unit<br>1 2br from \$650 to \$275  | 1 16-30%            | 6308         | 14   |
| Meza, Carlos & Judy<br>2328 W. McLean          | \$4,500                  | 1 unit<br>1 2br from \$650 to \$275  | 1 16-30%            | 2216         | 32   |
| Hallof, George & Katharina<br>2015 N. Humboldt | \$5,100                  | 1 unit<br>1 3br from \$750 to \$325  | 1 16-30%            | 2213         | 35   |
| Zayas, Carlos & Angelina<br>2749 N. Mozart     | \$4,620                  | 1 unit<br>1 3br from \$550 to \$165  | 1 0-15%             | 2204         | 26   |
| Flores, Roberto<br>3008 W. George              | \$7,320                  | 1 unit<br>1 2br from \$750 to \$140  | 1 0-15%             | 2107         | 35   |
| Avelar, Manuel<br>3306-08 W. Division          | \$42,120                 | 6 units<br>6 3br's from \$750 to \$165   | 6 0-15%             | 2309         | 26   |
| Avelar, Manuel<br>2735-37 W. Chanay            | \$16,440                 | 3 units<br>1 1br from \$525 to \$125<br>2 2br's from \$625 to \$140                                | 3 0-15%             | 2214         | 35   |
| The Resurrection Project<br>1712 W. 17th St.   | \$2,760                  | 2 units<br>2 2br's from \$380-400 to \$275   | 2 16-30%            | 3108         | 25   |



| ORGANIZATION AND ADDRESS OF PROJECT            | AMOUNT OF ANNUAL SUBSIDY | TOTAL NUMBER OF UNITS RECEIVING ASSISTANCE & BREAKDOWN OF SUBSIDIZED RENTS                                | INCOME LEVEL SERVED | CENSUS TRACT | WARD |
|--|--------------------------|---|---------------------|--------------|------|
| The Resurrection Project<br>963 W. Cullerton   | \$9,564                  | 6 units<br>2 Studios from \$270 to \$200<br>2 3br's from \$472-85 to \$325<br>2 4br's from \$540 to \$375 | 6 16-30%            | 3103         | 25   |
| The Resurrection Project<br>967 W. 19th St.    | \$1,080                  | 1 unit<br>1 2br from \$365 to \$275   | 1 16-30%            | 3103         | 25   |
| The Resurrection Project<br>1747 W. 19th St.   | \$2,616                  | 2 units<br>2 2br's from \$375-93 to \$275   | 2 16-30%            | 3108         | 25   |
| The Resurrection Project<br>2301-03 S. Drake   | \$2,340                  | 2 units<br>2 3br's from \$420-25 to \$325   | 2 16-30%            | 3007         | 31   |
| Singleton, Arrie<br>2105-07 N. Lawndale        | \$6,360                  | 2 units<br>2 2br's from \$385-425 to \$140  | 2 0-15%             | 2209         | 35   |
| First Spanish United Church<br>2609 N. Kimball | \$11,400                 | 2 units<br>2 2br's from \$750 to \$275  | 2 16-30%            | 2206         | 26   |
| Perez, Idida<br>3707 W. Wrightwood             | \$6,180                  | 1 unit<br>1 3br from \$680 to \$165   | 1 0-15%             | 2207         | 35   |
| Lemus, Dennis<br>1133 W. 17th St.              | \$4,580                  | 1 unit<br>1 2br from \$550 to \$235   | 1 16-30%            | 3106         | 25   |
| Vazques, Eleazar<br>1929 S. Throop             | \$2,160                  | 1 unit<br>1 2br from \$ 320 to \$140  | 1 0-15%             | 3106         | 25   |
| Ibarra, Juan & Elizabeth<br>1714 W. 17th St.   | \$4,320                  | 1 unit<br>1 2br from \$ 500 to \$140  | 1 0-15%             | 3108         | 25   |

| ORGANIZATION<br>AND<br>ADDRESS OF PROJECT<br>SEDCOM  | AMOUNT<br>OF ANNUAL<br>SUBSIDY | TOTAL NUMBER OF UNITS<br>RECEIVING ASSISTANCE &<br>BREAKDOWN OF SUBSIDIZED RENTS | INCOME<br>LEVEL<br>SERVED | CENSUS<br>TRACT | WARD |
|--|--------------------------------|--|---------------------------|-----------------|------|
| 9001 S. Commercial                                   | \$8,460                        | 3 units<br>3 2br's from \$510 to \$275   | 3 16-30%                  | 4609            | 10   |
| Bickerdike Redevel.<br>901-03 & 909-15 N. Sacramento | \$51,288                       | 22 units<br>13 3br's from \$516 to \$325<br>9 4br's from \$574 to \$375          | 22 16-30%                 | 2427            | 28   |
| Hickman, David<br>5919 W. Rice                       | \$8,580                        | 1 unit<br>1 4br from \$900 to \$185  | 1 0-15%                   | 2513            | 29   |
| Beverly, Eve<br>5627-29 s. Indiana                   | \$7,200                        | 2 units<br>1 3br from \$600 to \$325<br>1 4br from \$700 to \$375                | 2 16-30%                  | 4004            | 20   |
| Keeler, Apartments<br>1251-61 S. Keeler              | \$65,700                       | 10 units<br>9 3br's from \$705 to \$165<br>1 4br from \$800 to \$185             | 10 0-15%                  | 2909            | 37   |
| Dickson, Jerome<br>1131-33 & 1135 S. Sacramento      | \$6,300                        | 1 unit<br>1 3br from \$850 to \$325  | 1 16-30%                  | 2902            | 28   |
| Saez, Angela<br>7838 S. Colfax                       | \$29,100                       | 5 units<br>5 3br's from \$650 to \$165   | 5 0-15%                   | 4313            | 7    |
| Herron, Enterprises<br>116-18 S. California          | \$12,000                       | 2 units<br>2 3br's from \$825 to \$325   | 2 16-30%                  | 2711            | 27   |
| Walker, Nancy<br>4457-59 S. Indiana                  | \$19,140                       | 5 units<br>3 2br's from \$505 to \$140<br>2 3br's from \$575 to \$325            | 3 0-15%<br>2 16-30%       | 3808            | 3    |

| ORGANIZATION AND ADDRESS OF PROJECT                        | AMOUNT OF ANNUAL SUBSIDY | TOTAL NUMBER OF UNITS RECEIVING ASSISTANCE & BREAKDOWN OF SUBSIDIZED RENTS | INCOME LEVEL SERVED | CENSUS TRACT   | WARD |
|--|--------------------------|--|---------------------|----------------|------|
| Collins, Sam<br>2321 S. Ridgeway                           | \$12,060                 | 3 3br's from \$500 to \$165<br>3 units                                     | 3 0-15%             | 3006           | 31   |
| Grant, Wanda & Martin<br>3710 W. Douglas                   | \$3,480                  | 1 3br from \$615 to \$325<br>1 unit  | 1 16-30%            | 2911           | 24   |
| Grant, Wanda & Martin<br>1338 S. Albany & 1246 S. Lawndale | \$22,488                 | 3 3br's from \$753 to \$325<br>1 5br from \$990 to \$400<br>4 units        | 4 16-30%            | 2911 &<br>2914 | 24   |
| Fedorenko, Karyn<br>1944 W. Henderson                      | \$6,300                  | 1 3br from \$850 to \$325<br>1 unit  | 1 16-30%            | 512            | 32   |
| Rezmar - Drexel Terrace<br>6140 S. Drexel                  | \$19,200                 | 4 3br's from \$725 to \$325<br>4 units                                     | 4 16-30%            | 4204           | 20   |
| Rezmar - Sangamon Court<br>7000-10 S. Sangamon             | \$13,920                 | 4 3br's from \$615 to \$325<br>4 units                                     | 4 16-30%            | 6811           | 17   |
| Rezmar - Woodlawn Place<br>Scattered Sites                 | \$16,320                 | 4 3br's from \$665 to \$325<br>4 units                                     | 4 16-30%            | N/A            | 17   |
| Rezmar - Stewart Court<br>7640-56 S. Stewart               | \$18,240                 | 4 3br's from \$705 to \$325<br>4 units                                     | 4 16-30%            | 6912           | 17   |
| Fedorenko, Karyn<br>1938 W. School St.                     | \$3,240                  | 1 1br from \$395 to \$125<br>1 unit  | 1 0-15%             | 512            | 32   |

| ORGANIZATION<br>AND<br>ADDRESS OF PROJECT                   | AMOUNT<br>OF ANNUAL<br>SUBSIDY | TOTAL NUMBER OF UNITS<br>RECEIVING ASSISTANCE &<br>BREAKDOWN OF SUBSIDIZED RENTS | INCOME<br>LEVEL<br>SERVED | CENSUS<br>TRACT | WARD |
|---|--------------------------------|--|---------------------------|-----------------|------|
| Fefferman, Morris<br>6439-45 N. Richmond                    | \$3,960                        | 1 unit<br>1 lbr from \$560 to \$230  | 1 16-30%                  | 206             | 50   |
| Fefferman, Morris<br>6319-25 N. Mozart                      | \$3,960                        | 1 unit<br>1 lbr from \$560 to \$230  | 1 16-30%                  | 207             | 15   |
| Ruth Shriman House<br>4040 N. Sheridan Rd.                  | \$53,100                       | 15 units<br>15 lbr's from \$525 to \$230   | 15 16-30%                 | 321             | 46   |
| Lawson House YMCA<br>30 W. Chicago                          | \$130,200                      | 50 units<br>50 SRO's from \$317 to \$100   | 50 0-15%                  | 811             | 42   |
| Haymarket Center<br>932 W. Washington                       | \$60,000                       | 10 units<br>10 SRO's from \$600 to \$100   | 10 0-15%                  | 2802            | 27   |
| 5240 N. Withrop, L.L.C.<br>Bomberg, Jay<br>5240 N. Winthrop | \$26,560                       | 8 units<br>8 SRO's from \$335 to \$100   | 8 0-15%                   | 307             | 48   |
| Lassin, Lorraine & Eugene<br>2952 w. Belden                 | \$4,032                        | 1 unit<br>1 br from \$476 to \$140   | 1 0-15%                   | 2213            | 35   |
| Colon, Frances<br>4221 W. Potomac                           | \$4,920                        | 1 unit<br>1 lbr from \$550 to \$140  | 1 0-15%                   | 2306            | 37   |
| Patterson, Donald<br>4100 W. Ogden                          | \$29,280                       | 4 units<br>4 2br's from \$750 to \$140   | 4 0-15%                   | 2926            | 22   |
| Bickerdike Redev.<br>3600-06 W. Shakespeare                 | \$16,692                       | 7 units<br>4 2br's from \$457 to \$275<br>3 3br's from \$546 to \$325            | 7 16-30%                  | 2209            | 35   |

| ORGANIZATION AND ADDRESS OF PROJECT                 | AMOUNT OF ANNUAL SUBSIDY | TOTAL NUMBER OF UNITS RECEIVING ASSISTANCE & BREAKDOWN OF SUBSIDIZED RENTS                    | INCOME LEVEL SERVED      | CENSUS TRACT | WARD |
|---|--------------------------|---|--------------------------|--------------|------|
| Samaritan Housing Services, Inc.<br>8425 S. Saginaw | \$63,000                 | 15 Studios from \$450 to \$100<br>63 units  | 15 0-15%                 | 4603         | 7    |
| Renaissance West L.P.<br>2517 W. Fullerton          | \$28,200                 | 10 Studios from \$435 to \$200  | 10 16-30%                | 2215         | 28   |
| Gratn, Wanda & Martin<br>3745 W. Douglas            | \$17,220                 | 3 4br's from \$846-61 to \$375  | 1 16-30%                 | 2911         | 24   |
| Marsh, Mary Ann & Reginald<br>6438 S. Ingleside     | \$5,832                  | 1 4br from \$886 to \$400   | 1 16-30%                 | 4208         | 20   |
| Scheck, Deborah<br>1622 S. Allport                  | \$6,420                  | 1 3br from \$700 to \$165   | 1 0-15%                  | 3106         | 25   |
| TOTAL:  | \$5,602,284              | 1,853<br>25-bed's 488-SRO's<br>413-Studios 346-1br's<br>355-2br's 195-3br's<br>30-4br's 1-5br | 1102 0-15%<br>751 16-30% |              |      |

**PROPERTY STABILIZATION FUND**  
Third Quarter, 1999

| Project Name/Address  | Matching Grant Amount | Quarter Approved | Units | Units by Income Level |        |        |        |        |         |
|---|-----------------------|------------------|-------|-----------------------|--------|--------|--------|--------|---------|
|   |                       |                  |       | 0-15%                 | 16-30% | 31-50% | 51-60% | 61-80% | 81-120% |
| 5700 W. Washington Limited Partnership<br>Investment Management Corporation<br>5700 West Washington | 100,000               | 3rd              | 20    |                       | 2      | 18     |        |        |         |
| O'Keeffe Courts<br>National Equity Fund<br>6936-44 South Clyde                                      | 70,000                | 3rd              | 27    | 6                     | 5      | 12     | 2      | 2      |         |
|   | \$170,000             |                  | 47    | 6                     | 7      | 30     | 2      | 2      |         |

## CONDOMINIUM REHABILITATION PROGRAM

January 1, 1999 - September 30, 1999

| DEVELOPMENT                     | PROJECT DESCRIPTION        | CITY SUBSIDY | CITY COUNCIL APPROVED | Income Level |        |        |        |        |         |    | TOTAL UNITS |
|---------------------------------|----------------------------|--------------|-----------------------|--------------|--------|--------|--------|--------|---------|----|-------------|
|                                 |                            |              |                       | 0-15%        | 16-30% | 31-50% | 51-60% | 61-80% | 81-120% |    |             |
| Lawndale Christian Condominiums | 10 Units<br>North Lawndale | 100,000      | 09/29/99              |              |        |        | 3      | 3      |         |    | 10          |
| Cermak/Harding Condominiums     | Wards 22 & 24              |              |                       |              |        |        | 3      | 3      |         | 4  |             |
| Total Development Subsidy       |                            |              |                       | 0            | 0      | 0      | 3      | 3      | 4       | 10 |             |

# PROGRESS TOWARD MEETING RESOURCE CHALLENGE GOALS

Third Quarter, 1999

## Resource Challenge

**\$30,000,000**

### DOH Programs

|   |   |              |           |
|---|---|--------------|-----------|
| ▶ | Empowerment Zone  | 2,000,000    |           |
|   | Multi-Family Rehab & New Construction                       | 1,437,500    |           |
|   | Multi-Family Building Preservation                          | 2,500,000    |           |
|   | Single-Family Building Preservation                         | 1,000,000    |           |
|   | Pilsen Small Building Preservation                          |              |           |
|   |   |              |           |
| ▶ | New Home/New Start  |              | 450,000   |
|   |   |              |           |
| ▶ | Supportive Housing  |              | 2,282,056 |
|   |   |              |           |
| ▶ | Chicago Home Ownership Assistance Program                   |              | 600,000   |
|   |   |              |           |
| ▶ | TIF Neighborhood Investment Program                         |              | 2,000,000 |
|   |   |              |           |
| ▶ | Community Development Financial Institution                 |              | 2,000,000 |
|   | <i>CDFI Funding to Augment SRO Refi Rehab &amp; TIF NIP</i> |              |           |
|   |   |              |           |
| ▶ | Metrolinks/Housing Choice Vouchers                          |              | 6,200,000 |
|   |   |              |           |
| ▶ | Metrolinks/Chicago Community Trust                          |              | 18,600    |
|   |   |              |           |
| ▶ | Property Stabilization Fund                                 |              | 450,000   |
|   |   |              |           |
| ▶ | Allstate Single-Family Rehab Program                        |              | 5,000,000 |
|   |   | \$25,938,156 |           |

## Remaining Resource Challenge

**\$4,061,844**



# DOH PRODUCTION AND EXPENDITURE COMPARISON TO PLAN (JANUARY 1 - SEPTEMBER 30, 1999)

|   | 1999<br>AVAILABLE<br>FUNDS       | FIRST<br>QUARTER    | SECOND<br>QUARTER   | THIRD<br>QUARTER    | FOURTH<br>QUARTER | YTD<br>EXPENDITURES | % OF<br>GOAL | 1999<br>PROJECTED<br>UNITS | FIRST<br>QUARTER | SECOND<br>QUARTER | THIRD<br>QUARTER | FOURTH<br>QUARTER | YTD<br>UNITS | % OF<br>GOAL |
|---|----------------------------------|---------------------|---------------------|---------------------|-------------------|---------------------|--------------|----------------------------|------------------|-------------------|------------------|-------------------|--------------|--------------|
| <b>MULTI-FAMILY PROGRAMS</b>  |                                  |                     |                     |                     |                   |                     |              |                            |                  |                   |                  |                   |              |              |
| <u>Multi-family Rehab &amp; New Construction</u>                        |                                  |                     |                     |                     |                   |                     |              |                            |                  |                   |                  |                   |              |              |
| MULTI-FAMILY LOANS  | \$40,547,000                     | 10,430,024          | 3,850,104           | 13,452,781          | 0                 | 27,732,909          | 68%          | 964                        | 186              | 292               | 440              | 0                 | 918          | 95%          |
| HOME Multifamily Programs   | \$27,747,000                     |                     |                     |                     |                   |                     |              |                            |                  |                   |                  |                   |              |              |
| CDBG Multifamily Programs   | \$6,200,000                      |                     |                     |                     |                   |                     |              |                            |                  |                   |                  |                   |              |              |
| Corporate/HOME Match  | \$2,700,000                      |                     |                     |                     |                   |                     |              |                            |                  |                   |                  |                   |              |              |
| Affordable Housing Bond Initiative                                      | \$1,900,000                      |                     |                     |                     |                   |                     |              |                            |                  |                   |                  |                   |              |              |
| Empowerment Zone  | \$2,000,000 (Resource Challenge) |                     |                     |                     |                   |                     |              |                            |                  |                   |                  |                   |              |              |
| AFFORDABLE RENTS FOR CHICAGO (ARC)                                      | \$2,488,927                      | 64,490              | 672,200             | 190,000             | 0                 | 926,690             | 37%          | 71                         | 3                | 22                | 8                | 0                 | 33           | 46%          |
| TIF SUBSIDIES (SEE TIF-NIP SINGLE-FAMILY & MULTI-FAMILY)                | \$4,000,000                      | 0                   | 1,725,000           | 0                   | 0                 | 1,725,000           | 43%          | 100                        | 0                | 147               | 0                | 0                 | 147          | 147%         |
| TAX CREDIT EQUITY   | \$30,000,000                     | 1,033,722           | 8,719,038           | 9,883,172           | 0                 | 20,535,932          | 68%          | 1,000                      | 24               | 417               | 315              | 0                 | 756          | 76%          |
| MULTI-FAMILY MORTGAGE REVENUE BONDS                                     | \$25,000,000                     | 0                   | 14,989,374          | 9,798,317           | 0                 | 24,785,691          | 99%          | 556                        | 0                | 417               | 230              | 0                 | 647          | 116%         |
| CITY FEE WAIVERS  | \$600,000                        | 83,850              | 100,000             | 281,115             | 0                 | 444,765             | 74%          | -                          | 0                | 0                 | 0                | 0                 | 0            | -            |
| EZ MULTI-FAMILY BUILDING PRESERVATION (Resource Challenge)              | \$1,437,500                      | 0                   | 0                   | 0                   | 0                 | 0                   | 0%           | -                          | 0                | 0                 | 0                | 0                 | 0            | -            |
| PILSEN EZ SMALL MULTI-FAMILY BUILDING PRESERVATION (Resource Challenge) | \$1,000,000                      | 0                   | 0                   | 0                   | 0                 | 0                   | 0%           | -                          | 0                | 0                 | 0                | 0                 | 0            | -            |
| <u>Rental Assistance</u>  |                                  |                     |                     |                     |                   |                     |              |                            |                  |                   |                  |                   |              |              |
| LOW INCOME HOUSING TRUST FUND (RENTAL SUBSIDY PROGRAM)                  | \$6,500,000                      | 4,609,032           | 783,468             | 209,784             | 0                 | 5,602,284           | 86%          | 2,295                      | 1,595            | 208               | 50               | 0                 | 1,853        | 81%          |
| New Home/New Start (Resource Challenge)                                 | \$450,000                        | 0                   | 323,364             | 0                   | 0                 | 323,364             | 72%          | -                          | 0                | 45                | 0                | 0                 | 45           | -            |
| Supportive Housing (Resource Challenge)                                 | \$2,282,056                      | 0                   | 0                   | 0                   | 0                 | 0                   | 0%           | -                          | 0                | 0                 | 0                | 0                 | 0            | -            |
| METROLINKS/HOUSING CHOICE VOUCHERS (Resource Challenge)                 | \$6,200,000                      | 0                   | 0                   | 0                   | 0                 | 0                   | 0%           | -                          | 0                | 0                 | 0                | 0                 | 0            | -            |
| REAL PROGRAM  | \$270,000                        | 0                   | 0                   | 4,240               | 0                 | 4,240               | 2%           | 28                         | 0                | 0                 | 2                | 0                 | 2            | 7%           |
| <u>Safety &amp; Code Enforcement</u>                                    |                                  |                     |                     |                     |                   |                     |              |                            |                  |                   |                  |                   |              |              |
| HOUSING ABANDONMENT PREVENTION PROGRAM (HAPP)                           | \$200,000                        | 750                 | 0                   | 0                   | 0                 | 750                 | 0%           | 20                         | 0                | 0                 | 0                | 0                 | 0            | 0%           |
| HEAT RECEIVERSHIP   | \$300,000                        | 38,188              | 0                   | 38,860              | 0                 | 75,048              | 25%          | 400                        | 63               | 0                 | 0                | 0                 | 63           | 16%          |
| SRO FIRE SAFETY   | \$1,000,000                      | 0                   | 0                   | 0                   | 0                 | 0                   | 0%           | 2,000                      | 0                | 0                 | 0                | 0                 | 0            | 0%           |
| <u>Multi-family Building Stabilization</u>                              |                                  |                     |                     |                     |                   |                     |              |                            |                  |                   |                  |                   |              |              |
| SRO REFI REHAB  | \$1,000,000                      | 0                   | 0                   | 0                   | 0                 | 0                   | 0%           | 500                        | 0                | 0                 | 0                | 0                 | 0            | 0%           |
| HUD MARK TO MARKET  | -                                | 0                   | 0                   | 0                   | 0                 | 0                   | -            | 800                        | 0                | 0                 | 0                | 0                 | 0            | -            |
| PROPERTY STABILIZATION FUND   | \$600,000                        | 0                   | 0                   | 170,000             | 0                 | 170,000             | 28%          | 400                        | 0                | 0                 | 47               | 0                 | 47           | 12%          |
| TIF-NIP (MULTI-FAMILY) (Resource Challenge)                             | \$500,000                        | 0                   | 0                   | 0                   | 0                 | 0                   | 0%           | -                          | 0                | 0                 | 0                | 0                 | 0            | -            |
| CIC/CDFI FUNDING (Resource Challenge)                                   | \$2,000,000                      | 0                   | 0                   | 0                   | 0                 | 0                   | 0%           | -                          | 0                | 0                 | 0                | 0                 | 0            | -            |
| <b>Total Multi-family Programs</b>                                      | <b>\$114,967,983</b>             | <b>\$17,159,856</b> | <b>\$31,162,548</b> | <b>\$34,000,029</b> | <b>\$0</b>        | <b>\$82,322,433</b> | <b>72%</b>   | <b>9,106</b>               | <b>1,871</b>     | <b>1,548</b>      | <b>1,092</b>     | <b>0</b>          | <b>4,511</b> | <b>50%</b>   |
| <i>(Less Multiple Benefit Units)</i>                                    |                                  |                     |                     |                     |                   |                     |              |                            |                  |                   |                  |                   |              |              |
| <b>Net Multi-family</b>   | <b>\$114,967,983</b>             | <b>\$17,159,856</b> | <b>\$31,162,548</b> | <b>\$34,000,029</b> | <b>\$0</b>        | <b>\$82,322,433</b> | <b>72%</b>   | <b>7,575</b>               | <b>1,752</b>     | <b>1,227</b>      | <b>(24)</b>      | <b>0</b>          | <b>2,955</b> | <b>39%</b>   |

# DOH PRODUCTION AND EXPENDITURE COMPARISON TO PLAN (JANUARY 1 - SEPTEMBER 30, 1999)

|  | 1999                 |                     |                     |                     |                |                     |            | 1999            |               |                |               |                |              |            |
|--|----------------------|---------------------|---------------------|---------------------|----------------|---------------------|------------|-----------------|---------------|----------------|---------------|----------------|--------------|------------|
|  | AVAILABLE FUNDS      | FIRST QUARTER       | SECOND QUARTER      | THIRD QUARTER       | FOURTH QUARTER | YTD EXPENDITURES    | % OF GOAL  | PROJECTED UNITS | FIRST QUARTER | SECOND QUARTER | THIRD QUARTER | FOURTH QUARTER | YTD UNITS    | % OF GOAL  |
| <b>SINGLE-FAMILY PROGRAMS</b>                                  |                      |                     |                     |                     |                |                     |            |                 |               |                |               |                |              |            |
| <u>Single Family Rehab &amp; New Construction</u>              |                      |                     |                     |                     |                |                     |            |                 |               |                |               |                |              |            |
| NEW HOMES FOR CHICAGO  | \$3,185,000          | 300,000             | 2,300,000           | 960,000             | 0              | 3,560,000           | 112%       | 238             | 20            | 205            | 63            | 0              | 288          | 122%       |
| VINTAGE HOMES  | \$300,000            | 0                   | 0                   | 0                   | 0              | 0                   | 0%         | 10              | 0             | 0              | 0             | 0              | 0            | 0%         |
| PRESERVATION FINANCING FUND                                    | \$1,200,000          | 0                   | 0                   | 0                   | 0              | 0                   | 0%         | 34              | 0             | 0              | 0             | 0              | 0            | 0%         |
| CONDO REHAB  | \$500,000            | 0                   | 0                   | 100,000             | 0              | 100,000             | 20%        | 50              | 0             | 0              | 10            | 0              | 10           | 20%        |
| SINGLE FAMILY REHAB  | \$2,000,000          | 0                   | 261,512             | 580,000             | 0              | 841,512             | 42%        | 67              | 0             | 8              | 29            | 0              | 37           | 55%        |
| ALLSTATE SINGLE-FAMILY REHAB PROGRAM (Resource Challenge)      | \$5,000,000          | 0                   | 0                   | 0                   | 0              | 0                   | 0%         | -               | 0             | 0              | 0             | 0              | 0            | -          |
| CITY LAND  | \$2,000,000          | 430,000             | 1,248,000           | 630,000             | 0              | 2,308,000           | 115%       | 200             | 53            | 230            | 192           | 0              | 475          | 238%       |
| FEE WAIVERS  | \$162,980            | 17,550              | 225,378             | 61,300              | 0              | 304,228             | 187%       | -               | 0             | 0              | 0             | 0              | 0            | -          |
| <u>Home Buyer Assistance</u>                                   |                      |                     |                     |                     |                |                     |            |                 |               |                |               |                |              |            |
| MORTGAGE CREDIT CERTIFICATE PROGRAM (VOLUME CAP)               | \$36,500,000         | 5,450,000           | 5,420,000           | 4,700,000           | 0              | 15,570,000          | 43%        | 429             | 66            | 65             | 62            | 0              | 193          | 45%        |
| SINGLE FAMILY MORTGAGE REVENUE BONDS (CITY MORTGAGE)           | \$75,264,357         | 19,611,760          | 17,452,771          | 21,409,553          | 0              | 58,474,084          | 78%        | 753             | 196           | 172            | 208           | 0              | 576          | 76%        |
| POLICE HOMEBUYER   | \$250,000            | 75,000              | 45,000              | 45,000              | 0              | 165,000             | 66%        | 50              | 15            | 9              | 9             | 0              | 33           | 66%        |
| HOME PURCHASE ASSISTANCE PROGRAM                               | \$2,000,000          | 190,000             | 120,000             | 210,000             | 0              | 520,000             | 26%        | 133             | 11            | 21             | 24            | 0              | 56           | 42%        |
| FHLB DOWN PAYMENT  | \$75,000             | 0                   | 20,000              | 25,000              | 0              | 45,000              | 60%        | 15              | 0             | 4              | 5             | 0              | 9            | 60%        |
| CHICAGO HOME OWNERSHIP PROGRAM (CHOP III)                      | \$500,000            | 75,120              | 270,895             | 93,428              | 0              | 439,443             | 88%        | 50              | 6             | 31             | 10            | 0              | 47           | 94%        |
| FORECLOSURE PREVENTION/HOUSING EMERGENCY LOAN PROGRAM          | \$250,000            | 46,483              | 69,219              | 86,600              | 0              | 202,302             | 81%        | 50              | 11            | 7              | 16            | 0              | 34           | 68%        |
| CHICAGO HOME OWNERSHIP ASSISTANCE PROGRAM (Resource Challenge) | \$800,000            | 0                   | 0                   | 0                   | 0              | 0                   | 0%         | -               | 0             | 0              | 0             | 0              | 0            | -          |
| <b>Total Single-Family Programs</b>                            | <b>\$124,787,317</b> | <b>\$26,195,913</b> | <b>\$27,432,775</b> | <b>\$28,900,881</b> | <b>\$0</b>     | <b>\$82,529,569</b> | <b>68%</b> | <b>2,077</b>    | <b>378</b>    | <b>762</b>     | <b>628</b>    | <b>0</b>       | <b>1,768</b> | <b>85%</b> |
| <i>(Less Multiple Benefit Units)</i>                           |                      |                     |                     |                     |                |                     |            | <b>(288)</b>    | <b>(20)</b>   | <b>(210)</b>   | <b>(257)</b>  | <b>0</b>       | <b>(487)</b> |            |
| <b>Net Single-Family</b>                                       | <b>\$124,787,317</b> | <b>\$26,195,913</b> | <b>\$27,432,775</b> | <b>\$28,900,881</b> | <b>\$0</b>     | <b>\$82,529,569</b> | <b>68%</b> | <b>1,789</b>    | <b>358</b>    | <b>542</b>     | <b>371</b>    | <b>0</b>       | <b>1,271</b> | <b>71%</b> |

# DOH PRODUCTION AND EXPENDITURE COMPARISON TO PLAN (JANUARY 1 - SEPTEMBER 30, 1999)

|  | 1999                 |                     |                     |                     |                |                      |            | 1999            |               |                |               |                |              |            |
|--|----------------------|---------------------|---------------------|---------------------|----------------|----------------------|------------|-----------------|---------------|----------------|---------------|----------------|--------------|------------|
|  | AVAILABLE FUNDS      | FIRST QUARTER       | SECOND QUARTER      | THIRD QUARTER       | FOURTH QUARTER | YTD EXPENDITURES     | % OF GOAL  | PROJECTED UNITS | FIRST QUARTER | SECOND QUARTER | THIRD QUARTER | FOURTH QUARTER | YTD UNITS    | % OF GOAL  |
| <b>MISCELLANEOUS IMPROVEMENT PROGRAMS</b>          |                      |                     |                     |                     |                |                      |            |                 |               |                |               |                |              |            |
| <u>Home Repair &amp; Improvement</u>               |                      |                     |                     |                     |                |                      |            |                 |               |                |               |                |              |            |
| EMERGENCY HOUSING ASSISTANCE (EHAP)                | \$3,700,000          | 473,000             | 2,450,000           | 170,510             | 0              | 3,093,510            | 84%        | 740             | 145           | 425            | 40            | 0              | 610          | 82%        |
| SPECIAL NEEDS HOME REPAIR (H-RAIL)                 | \$2,893,000          | 435,000             | 575,000             | 656,222             | 0              | 1,666,222            | 58%        | 643             | 53            | 98             | 171           | 0              | 320          | 50%        |
| FACADE IMPROVEMENT PROGRAM (CITY BLOCKS)           | \$1,750,000          | 0                   | 60,000              | 745,000             | 0              | 805,000              | 46%        | 350             | 0             | 17             | 134           | 0              | 151          | 43%        |
| EZ SINGLE-FAMILY PRESERVATION (Resource Challenge) | \$2,500,000          | 0                   | 0                   | 0                   | 0              | 0                    | 0%         | —               | 0             | 0              | 0             | 0              | 0            | —          |
| TIF-NIP (SINGLE-FAMILY) (Resource Challenge)       | \$1,500,000          | 0                   | 0                   | 0                   | 0              | 0                    | 0%         | —               | 0             | 0              | 0             | 0              | 0            | —          |
| NHS-REVOLVING LOAN FUND                            | \$100,000            | 0                   | 0                   | 100,000             | 0              | 100,000              | 100%       | 8               | 0             | 0              | 4             | 0              | 4            | 50%        |
| LEAD-SAFE HOMES INITIATIVE                         | \$240,000            | 14,370              | 151,930             | 195,160             | 0              | 361,460              | 151%       | 25              | 1             | 29             | 24            | 0              | 54           | 216%       |
| <u>Site Enhancement</u>                            |                      |                     |                     |                     |                |                      |            |                 |               |                |               |                |              |            |
| SITE IMPROVEMENT                                   | \$750,000            | 50,000              | 180,000             | 140,000             | 0              | 370,000              | 49%        | 1,100           | 72            | 54             | 31            | 0              | 157          | 14%        |
| <u>Other</u>                                       |                      |                     |                     |                     |                |                      |            |                 |               |                |               |                |              |            |
| GO BONDS (DOH PROGRAM NOT YET IDENTIFIED)          | \$1,000,000          | 0                   | 0                   | 0                   | 0              | 0                    | 0%         | 28              | 0             | 0              | 0             | 0              | 0            | 0%         |
| <b>Total Improvement Programs</b>                  | <b>\$14,433,000</b>  | <b>\$972,370</b>    | <b>\$3,416,930</b>  | <b>\$2,006,892</b>  | <b>\$0</b>     | <b>\$6,396,192</b>   | <b>44%</b> | <b>2,594</b>    | <b>271</b>    | <b>621</b>     | <b>404</b>    | <b>0</b>       | <b>1,296</b> | <b>48%</b> |
| <i>(Less Multiple Benefit Units)</i>               |                      |                     |                     |                     |                |                      |            | <b>(748)</b>    | <b>0</b>      | <b>0</b>       | <b>0</b>      | <b>0</b>       | <b>0</b>     | <b>0</b>   |
| <b>Net Improvement</b>                             | <b>\$14,433,000</b>  | <b>\$972,370</b>    | <b>\$3,416,930</b>  | <b>\$2,006,892</b>  | <b>\$0</b>     | <b>\$6,396,192</b>   | <b>44%</b> | <b>2,146</b>    | <b>271</b>    | <b>621</b>     | <b>404</b>    | <b>0</b>       | <b>1,296</b> | <b>60%</b> |
| <b>Total DOH Programs</b>                          | <b>\$254,186,300</b> | <b>\$44,328,139</b> | <b>\$62,012,253</b> | <b>\$64,907,802</b> | <b>\$0</b>     | <b>\$171,248,194</b> | <b>67%</b> | <b>11,510</b>   | <b>2,520</b>  | <b>2,921</b>   | <b>2,124</b>  | <b>0</b>       | <b>7,565</b> | <b>66%</b> |
| <b>Remaining Resource Challenge</b>                | <b>\$4,061,844</b>   | <b>\$0</b>          | <b>\$0</b>          | <b>\$0</b>          | <b>\$0</b>     | <b>\$0</b>           | <b>0%</b>  | <b>829</b>      | <b>0</b>      | <b>0</b>       | <b>0</b>      | <b>0</b>       | <b>0</b>     | <b>0%</b>  |
| <b>NET TOTAL DOH PROGRAMS</b>                      | <b>\$258,250,144</b> | <b>\$44,328,139</b> | <b>\$62,012,253</b> | <b>\$64,907,802</b> | <b>\$0</b>     | <b>\$171,248,194</b> | <b>66%</b> | <b>12,339</b>   | <b>2,520</b>  | <b>2,921</b>   | <b>2,124</b>  | <b>0</b>       | <b>7,565</b> | <b>61%</b> |

DOH PRODUCTION AND EXPENDITURE COMPARISON TO PLAN (JANUARY 1 - SEPTEMBER 30, 1999)

|   | UNITS BY INCOME LEVEL |              |              |              |            |          | TOTAL UNITS    |
|---|-----------------------|--------------|--------------|--------------|------------|----------|----------------|
|   | 0-15%                 | 16-30%       | 31-50%       | 51-60%       | 61-80%     | 81-120%  |                |
| <b>MULTI-FAMILY PROGRAMS</b>                      |                       |              |              |              |            |          |                |
| <u>Multi-family Rehab &amp; New Construction</u>  |                       |              |              |              |            |          | 918            |
| MULTI-FAMILY LOANS                                | 516                   | 48           | 199          | 155          | 0          | 0        | 33             |
| AFFORDABLE RENTS FOR CHICAGO (ARC)                | 1                     | 32           | 0            | 0            | 0          | 0        | 147            |
| TIF SUBSIDIES                                     | 147                   | 0            | 0            | 0            | 0          | 0        | 756            |
| TAX CREDIT EQUITY                                 | 441                   | 15           | 52           | 248          | 0          | 0        | 647            |
| MULTI-FAMILY MORTGAGE REVENUE BONDS               | 441                   | 0            | 0            | 206          | 0          | 0        | 1,853          |
| <u>Rental Assistance</u>                          |                       |              |              |              |            |          | 45             |
| LOW INCOME HOUSING TRUST FUND                     | 1,102                 | 751          | 0            | 0            | 0          | 0        | 0              |
| New Home/New Start                                | 45                    | 0            | 0            | 0            | 0          | 0        | 2              |
| Supportive Housing                                | 0                     | 0            | 0            | 0            | 0          | 0        | 0              |
| <u>REAL Program</u>                               |                       |              |              |              |            |          | 0              |
| <u>Safety &amp; Code Enforcement</u>              |                       |              |              |              |            |          | 63             |
| HAPP  | 0                     | 0            | 0            | 0            | 0          | 0        | 0              |
| HEAT RECEIVERSHIP                                 | 45                    | 9            | 6            | 3            | 0          | 0        | 0              |
| SRO FIRE SAFETY                                   | 0                     | 0            | 0            | 0            | 0          | 0        | 0              |
| <u>Multi-family Building Stabilization</u>        |                       |              |              |              |            |          | 0              |
| SRO REPI REHAB                                    | 0                     | 0            | 0            | 0            | 0          | 0        | 0              |
| HUD MARK TO MARKET                                | 0                     | 0            | 0            | 0            | 0          | 0        | 47             |
| PROPERTY STABILIZATION FUND                       | 6                     | 7            | 30           | 2            | 2          | 0        | 4,511          |
| <b>Total Multi-family Programs</b>                | <b>2,745</b>          | <b>863</b>   | <b>287</b>   | <b>614</b>   | <b>2</b>   | <b>0</b> | <b>4,511</b>   |
| <i>Less Multiple Benefit Units</i>                | <i>(932)</i>          | <i>(52)</i>  | <i>(194)</i> | <i>(374)</i> | <i>(4)</i> | <i>0</i> | <i>(1,556)</i> |
| <b>Net Multi-family Programs</b>                  | <b>1,813</b>          | <b>811</b>   | <b>93</b>    | <b>240</b>   | <b>(2)</b> | <b>0</b> | <b>2,955</b>   |
| <b>Projected Annual Distribution</b>              | <b>2,527</b>          | <b>2,882</b> | <b>1,328</b> | <b>426</b>   | <b>412</b> | <b>0</b> | <b>7,675</b>   |
| <b>SINGLE-FAMILY PROGRAMS</b>                     |                       |              |              |              |            |          |                |
| <u>Single Family Rehab &amp; New Construction</u> |                       |              |              |              |            |          | 266 **         |
| NEW HOMES FOR CHICAGO                             | 0                     | 0            | 25           | 81           | 86         | 83       | 0              |
| VINTAGE HOMES                                     | 0                     | 0            | 0            | 0            | 0          | 0        | 0              |
| PRESERVATION FINANCING FUND                       | 0                     | 0            | 0            | 0            | 0          | 0        | 10             |
| CONDO REHAB                                       | 0                     | 0            | 0            | 3            | 3          | 4        | 37             |
| SINGLE FAMILY REHAB                               | 3                     | 9            | 21           | 1            | 3          | 0        | 475 **         |
| CITY LAND   | 2                     | 23           | 89           | 123          | 129        | 96       |                |

DOH PRODUCTION AND EXPENDITURE COMPARISON TO PLAN (JANUARY 1 - SEPTEMBER 30, 1999)

|   |  | UNITS BY INCOME LEVEL |        |        |        |        | TOTAL UNITS |          |
|---|--|-----------------------|--------|--------|--------|--------|-------------|----------|
|   |  | 0-15%                 | 16-30% | 31-50% | 51-60% | 61-80% | 81-120%     |          |
| <u>Home Buyer Assistance</u>                          |  |                       |        |        |        |        |             |          |
| MORTGAGE CREDIT CERTIFICATE PROGRAM (VOLUME CAP)      | FEDERAL TAX CREDITS FOR HOME BUYERS                          | 0                     | 1      | 34     | 27     | 55     | 76          | 193      |
| SINGLE FAMILY MORTGAGE REVENUE BONDS (CITY MORTGAGE)  | FIRST MORTGAGE PERMANENT FINANCING & DOWN PAYMENT ASSISTANCE | 0                     | 1      | 51     | 31     | 128    | 138         | 576 *    |
| POLICE HOMEBUYERS                                     |  | 0                     | 0      | 0      | 0      | 0      | 33          | 33       |
| HOME PURCHASE ASSISTANCE PROGRAM                      |  | 0                     | 0      | 13     | 10     | 13     | 20          | 56       |
| FHLB DOWN PAYMENT                                     |  | 0                     | 0      | 7      | 2      | 0      | 0           | 9        |
| CHOP III  | CHICAGO HOME OWNERSHIP PROGRAM                               | 0                     | 8      | 14     | 9      | 16     | 0           | 47       |
| FORECLOSURE PREVENTION/HOUSING EMERGENCY LOAN PROGRAM |  | 0                     | 4      | 8      | 6      | 16     | 0           | 34       |
| Chicago Home Ownership Assistance Program             | Resource Challenge   | 0                     | 0      | 0      | 0      | 0      | 0           | 0        |
|   | Total Single-family Programs                                 | 5                     | 46     | 262    | 293    | 449    | 450         | 1,758 *  |
|   | Less Multiple Benefit Units                                  | (5)                   | (23)   | (109)  | (135)  | (89)   | (103)       | (487) ** |
|   | Net Single-family Programs                                   | 0                     | 23     | 153    | 158    | 350    | 347         | 1,271 *  |
|   | Projected Annual Distribution                                | 0                     | 23     | 264    | 389    | 589    | 524         | 1,789    |
| <u>MISCELLANEOUS IMPROVEMENT PROGRAMS</u>             |  |                       |        |        |        |        |             |          |
| <u>Home Repair &amp; Improvement</u>                  |  |                       |        |        |        |        |             |          |
| EHAP  | EMERGENCY HOME REPAIRS                                       | 74                    | 274    | 262    | 0      | 0      | 0           | 610      |
| H-RAIL  | ACCESSIBILITY IMPROVEMENTS                                   | 37                    | 117    | 110    | 35     | 21     | 0           | 320      |
| CITY BLOCKS   |  | 6                     | 13     | 37     | 80     | 8      | 7           | 151      |
| NHS-REVOLVING LOAN FUND                               |  | 0                     | 0      | 4      | 0      | 0      | 0           | 4        |
| LEAD-SAFE HOMES INITIATIVE                            |  | 19                    | 15     | 12     | 4      | 4      | 0           | 54       |
| <u>Site Enhancement</u>                               |  |                       |        |        |        |        |             |          |
| SITE IMPROVEMENT                                      |  | 0                     | 0      | 49     | 63     | 38     | 7           | 157      |
| <u>Other</u>  |  |                       |        |        |        |        |             |          |
| GO BONDS  | DOH PROGRAM NOT YET IDENTIFIED                               | 0                     | 0      | 0      | 0      | 0      | 0           | 0        |
|   | Total Improvement Programs                                   | 136                   | 419    | 474    | 182    | 71     | 14          | 1,296    |
|   | Less Multiple Benefit Units                                  | 0                     | 0      | 0      | 0      | 0      | 0           | 0        |
|   | Net Improvement Programs                                     | 136                   | 419    | 474    | 182    | 71     | 14          | 1,296    |
|   | Projected Annual Distribution                                | 484                   | 758    | 591    | 208    | 92     | 13          | 2,146    |
|   | Net Total DOH Programs                                       | 2,886                 | 1,328  | 1,023  | 1,089  | 522    | 464         | 7,565 *  |
|   | Projected Resource Challenge Distribution                    | 100                   | 107    | 340    | 199    | 83     | 0           | 829      |
|   | Projected Annual Distribution                                | 3,111                 | 3,750  | 2,623  | 1,222  | 1,176  | 537         | 12,339   |

\*The income distribution of 10 units under the City Mortgage Program are above 120% of the area median income. In addition, the income distribution is not yet available for 208 units.  
 \*\*Total units include 13 Market Rate Units.

DOH PRODUCTION AND EXPENDITURE COMPARISON TO PLAN (JANUARY 1 - SEPTEMBER 30, 1999)  
UNITS ACCESSING MULTIPLE 1999 DOH PROGRAMS

|  | UNITS BY INCOME LEVEL |           |            |            |          |          | TOTAL UNITS  | FUNDING SOURCE UNDER WHICH UNITS WERE INITIALLY COUNTED |
|--|-----------------------|-----------|------------|------------|----------|----------|--------------|---|
|  | 0-15%                 | 16-30%    | 31-50%     | 51-60%     | 61-80%   | 81-120%  |              |   |
| <b>MULTI-FAMILY PROGRAMS</b>                           |                       |           |            |            |          |          |              |   |
| <b>Multi-family Loans</b>                              |                       |           |            |            |          |          |              |   |
| ST. EDMUND'S MANOR                                     |                       |           |            | 27         |          |          | 27           | LOW INCOME HOUSING TAX CREDITS (1998)                   |
| PRAIRIE PARK LIMITED PARTNERSHIP/BRINSHORE DEVELOPMENT |                       |           | 30         | 26         |          |          | 56           | LOW INCOME HOUSING TAX CREDITS (1998)                   |
| PRESENTATION APARTMENTS II/COMMUNITY IN ACTION         |                       |           | 9          |            |          |          | 9            | LOW INCOME HOUSING TAX CREDITS (1997)                   |
| PROGRESSIVE SQUARE LIMITED PARTNERSHIP PHASE I         |                       |           | 24         |            |          |          | 24           | LOW INCOME HOUSING TAX CREDITS (1999)                   |
| COMMUNITY HOUSING PARTNERS V, L.P.                     | 147                   |           |            |            |          |          | 147          | LOW INCOME HOUSING TAX CREDITS (1999)                   |
| HOUSING OPPORTUNITIES MEAN EMPOWERMENT                 | 5                     |           |            |            |          |          | 5            | CITY LAND   |
| SENIOR SUITES WASHINGTON HEIGHTS                       |                       | 15        | 28         | 42         |          |          | 85           | LOW INCOME HOUSING TAX CREDITS (1999)                   |
| ST. EDMUND'S VILLAGE                                   | 186                   |           |            | 44         |          |          | 230          | TAX EXEMPT BONDS  |
| MORSE URBAN DEVELOPMENT                                |                       |           | 28         | 27         | 2        |          | 57           | LOW INCOME HOUSING TAX CREDITS (1998)                   |
| LA PAZ PLACE PARTNERSHIP                               |                       |           | 42         |            |          |          | 42           | LOW INCOME HOUSING TAX CREDITS (1998)                   |
| <b>Affordable Rents for Chicago (ARC)</b>              |                       |           |            |            |          |          |              |   |
| PRESENTATION APARTMENTS II/COMMUNITY IN ACTION         |                       |           | 3          |            |          |          | 3            | LOW INCOME HOUSING TAX CREDITS (1997)                   |
| WECAN, INC.  |                       | 10        |            |            |          |          | 10           | MULTI-FAMILY LOANS                                      |
| PRAIRIE PARK APARTMENTS, L.P./BRINSHORE DEVELOPMENT    |                       | 7         |            |            |          |          | 7            | MULTI-FAMILY LOANS                                      |
| BRAND NEW BEGINNINGS, INC.                             |                       | 5         |            |            |          |          | 5            | MULTI-FAMILY LOANS                                      |
| LA PAZ PLACE PARTNERSHIP                               |                       | 8         |            |            |          |          | 8            | MULTI-FAMILY LOANS                                      |
| <b>Multi-family Mortgage Revenue Bonds</b>             |                       |           |            |            |          |          |              |   |
| COMMUNITY HOUSING PARTNERS V, L.P.                     | 147                   |           |            |            |          |          | 147          | MULTI-FAMILY LOANS                                      |
| COMMUNITY HOUSING PARTNERS IV, L.P.                    | 108                   |           |            | 162        |          |          | 270          | LOW INCOME HOUSING TAX CREDITS (1999)                   |
| ST. EDMUND'S VILLAGE                                   | 186                   |           |            | 44         |          |          | 230          | LOW INCOME HOUSING TAX CREDITS (1999)                   |
| <b>TIF Subsidies</b>                                   |                       |           |            |            |          |          |              |   |
| COMMUNITY HOUSING PARTNERS V, L.P.                     | 147                   |           |            |            |          |          | 147          | MULTI-FAMILY LOANS                                      |
| <b>Multi-family Building Stabilization</b>             |                       |           |            |            |          |          |              |   |
| PROPERTY STABILIZATION FUND                            | 6                     | 7         | 30         | 2          | 2        |          | 47           | MULTI-FAMILY LOANS                                      |
| <b>TOTAL</b>   | <b>932</b>            | <b>52</b> | <b>194</b> | <b>374</b> | <b>4</b> | <b>0</b> | <b>1,556</b> |   |

# DOH PRODUCTION AND EXPENDITURE COMPARISON TO PLAN (JANUARY 1 - SEPTEMBER 30, 1999)

## UNITS ACCESSING MULTIPLE 1999 DOH PROGRAMS

|   | UNITS BY INCOME LEVEL |           |            |            |           |            | TOTAL UNITS | FUNDING SOURCE UNDER WHICH UNITS WERE INITIALLY COUNTED |
|---|-----------------------|-----------|------------|------------|-----------|------------|-------------|---|
|   | 0-15%                 | 16-30%    | 31-50%     | 51-60%     | 61-80%    | 81-120%    |             |   |
| <b>SINGLE-FAMILY PROGRAMS</b>                     |                       |           |            |            |           |            |             |   |
| <u>City Land</u>                                  |                       |           |            |            |           |            |             |   |
| NEW CHATHAM/CENTURY PLACE DEVELOPMENT CORPORATION |                       |           |            |            | 10        | 10         | 20          | NEW HOMES FOR CHICAGO                                   |
| HOUSING OPPORTUNITIES MEAN EMPOWERMENT            | 5                     |           |            |            |           |            | 5           | MULTI-FAMILY LOANS                                      |
| AVALON PARK, L.L.C.                               |                       |           |            | 6          | 9         | 4          | 21          | NEW HOMES FOR CHICAGO**                                 |
| BOULEVARD HOMES TRP & MONTERREY                   |                       |           | 25         | 35         | 15        | 15         | 90          | NEW HOMES FOR CHICAGO                                   |
| ENGLEWOOD VILLAGE                                 |                       |           |            | 10         | 14        | 20         | 44          | NEW HOMES FOR CHICAGO                                   |
| GENESIS HOMES/NEW ENGLAND BUILDERS                |                       |           |            | 5          | 5         | 10         | 20          | NEW HOMES FOR CHICAGO                                   |
| HEARTS UNITED BONHEUR DEVELOPMENT CORP.           |                       |           |            | 25         | 20        |            | 45          | NEW HOMES FOR CHICAGO                                   |
| NEW HOMES FOR EAST GARFIELD                       |                       |           |            |            | 9         | 9          | 18          | NEW HOMES FOR CHICAGO                                   |
| AUBURN GRESHAM                                    |                       |           |            | 42         |           |            | 85          | MULTI-FAMILY LOANS                                      |
| SENIOR SUITES WASHINGTON HEIGHTS                  |                       | 15        | 28         |            |           |            | 44          | MULTI-FAMILY LOANS                                      |
| LA PAZ PLACE PARTNERSHIP                          |                       | 8         | 36         |            |           |            | 56          | NEW HOMES FOR CHICAGO                                   |
| <u>Home Purchase Assistance Program</u>           |                       |           |            |            |           |            |             |   |
| FHLB  |                       |           | 13         | 10         | 13        | 20         | 56          | NEW HOMES FOR CHICAGO                                   |
|   |                       |           | 7          | 2          |           |            | 9           | HOME PURCHASE ASSISTANCE PROGRAM                        |
| <b>TOTAL</b>                                      | <b>5</b>              | <b>23</b> | <b>109</b> | <b>135</b> | <b>99</b> | <b>103</b> | <b>487</b>  | <b>**</b>   |

\*\*Total units include 13 Market Rate Units.

**1999 LOW INCOME HOUSING TAX CREDIT RECIPIENTS**

| Developer/Project Name  | For Profit/<br>Not-for-Profit | Project Address             | Tax Credit<br>Allocation | Equity<br>Generated | # of<br>Units | UNITS BY INCOME LEVEL |           |           |            |          |          | Syndicator        |
|---|-------------------------------|-----------------------------|--------------------------|---------------------|---------------|-----------------------|-----------|-----------|------------|----------|----------|-------------------|
|   |                               |                             |                          |                     |               | 0-15%                 | 16-30%    | 31-50%    | 51-60%     | 61-80%   | 81-120%  |                   |
| <b>DOH ANNUAL ALLOCATION</b>  |                               |                             |                          |                     |               |                       |           |           |            |          |          |                   |
| PROGRESSIVE SQUARE LP PHASE I   | NFP                           | 4746-52 SOUTH WABASH        | \$302,144                | \$1,933,722         | 24            |                       |           | 24        |            |          |          | NEF               |
| SENIOR SUITES CHICAGO WASHINGTON HEIGHTS LP<br>SENIOR SUITES CHICAGO WASHINGTON HEIGHTS | FP                            | 840-52 WEST 103RD STREET    | \$598,756                | \$4,428,518         | 85            |                       | 15        | 28        | 42         |          |          | BOSTON<br>CAPITAL |
| <b>LOW INCOME HOUSING TAX CREDITS GENERATED BY BOND FINANCING</b>                       |                               |                             |                          |                     |               |                       |           |           |            |          |          |                   |
| COMMUNITY HOUSING PARTNERS V, L.P.<br>ARCHER COURTS APARTMENTS                          | FP                            | 2220 & 2242 SOUTH PRINCETON | \$449,547                | \$3,392,658         | 147           | 147                   |           |           |            |          |          | CEF               |
| COMMUNITY HOUSING PARTNERS IV, L.P.<br>BARBARA JEAN WRIGHT COURTS APARTMENTS            | FP/NFP                        | 1354 SOUTH MORGAN           | \$631,749                | \$4,738,116         | 270           | 108                   |           |           | 162        |          |          | CEF               |
| ST. EDMUND'S VILLAGE LIMITED PARTNERSHIP<br>ST. EDMUND'S VILLAGE                        | NFP                           | 6253 SOUTH MICHIGAN         | \$683,713                | \$6,042,918         | 230           | 186                   |           |           | 44         |          |          | NEF               |
| <b>TOTAL APPROVED TAX CREDIT PROJECTS</b>   |                               |                             | <b>\$2,665,909</b>       | <b>\$20,535,932</b> | <b>756</b>    | <b>441</b>            | <b>15</b> | <b>52</b> | <b>248</b> | <b>0</b> | <b>0</b> |                   |



NEW HOMES FOR CHICAGO PROGRAM  
JANUARY 1, 1999 - SEPTEMBER 30, 1999

| DEVELOPMENT  | PROJECT DESCRIPTION                                    | CITY SUBSIDY       | CITY COUNCIL APPROVED | CITY     |          |           |           |           |           | TOTAL UNITS |
|--|--|--------------------|-----------------------|----------|----------|-----------|-----------|-----------|-----------|-------------|
|  |  |                    |                       | 0-15%    | 16-30%   | 31-50%    | 51-60%    | 61-80%    | 81-120%   |             |
| NEW CHATHAM<br>CENTURY PLACE DEVELOPMENT CORPORATION                       | 20 UNITS<br>CHATHAM<br>WARD 8                          | 300,000            | 03/10/99              |          |          |           |           | 10        | 10        | 20          |
| AVALON PARK, L.L.C.<br>URBAN EQUITIES, INC.                                | 17 UNITS<br>AVALON PARK<br>WARD 5                      |                    | 04/21/99              |          |          |           |           | 4         | 4         | 21          |
| BOULEVARD HOMES<br>TRP & MONTERREY   | 30 UNITS<br>PILSEN/<br>LITTLE VILLAGE<br>WARDS 12 & 25 | 680,000            | 04/21/99              |          |          |           | 6         | 9         | 15        | 30          |
| ENGLEWOOD VILLAGE<br>ST. BENARD'S, EAST LAKE & SPATHIES                    | 90 UNITS<br>ENGLEWOOD<br>WARD 20                       | 800,000            | 06/09/99              |          |          | 25        | 35        | 15        | 15        | 90          |
| GENESIS HOMES<br>GENESIS DEVELOPMENT CORPORATION &<br>NEW ENGLAND BUILDERS | 44 UNITS<br>GRAND BOULEVARD<br>WARD 4                  | 520,000            | 06/09/99              |          |          |           | 10        | 14        | 20        | 44          |
| HEARTS UNITED BONHEUR DEVELOPMENT CORP.                                    | 20 UNITS<br>GRAND BOULEVARD<br>WARD 4                  | 300,000            | 06/09/99              |          |          |           | 5         | 5         | 10        | 20          |
| NEW HOMES FOR EAST GARFIELD<br>THE OMNIBUS GROUP                           | 45 UNITS<br>EAST GARFIELD PARK<br>WARDS 27, 28         | 600,000            | 07/09/99              |          |          |           | 25        | 20        |           | 45          |
| AUBURN GRESHAM J.V.<br>THRUSH-AUBURN LAKE                                  | 18 UNITS<br>AUBURN GRESHAM<br>WARD 17                  | 360,000            | 07/21/99              |          |          |           |           | 9         | 9         | 18          |
| <b>TOTAL DEVELOPMENT SUBSIDY</b>   |  | <b>\$3,560,000</b> |                       | <b>0</b> | <b>0</b> | <b>25</b> | <b>81</b> | <b>86</b> | <b>83</b> | <b>288</b>  |