

Home Forward - Dashboard Report For June of 2020

Property Performance Measures

Occupancy

	Number of Properties	Physical Units	Rentable Units	Vacant Units	Occupancy Percentage	Unit Mix						Total
						Studio/SRO	1 Bdrm	2 Bdrm	3 Bdrm	4 Bdrm	5+ Bdrm	
Public Housing	17	645	627	8	98.7%	8	323	186	122	6	0	645
Affordable Owned	27	2,481	2,400	81	96.6%	929	719	621	182	30	0	2,481
Tax Credit Partnerships *	35	2,863	2,788	33	98.8%	807	952	563	386	138	17	2,863
Total Affordable Housing	62	5,344	5,188	114	97.8%	1,736	1,671	1,184	568	168	17	5,344
Combined Total PH and AH	79	5,989	5,815	122	97.9%	1,834	2,098	1,406	690	174	17	6,219
Special Needs (Master Leased)	27	262	262									
Special Needs (Shelter Beds)	3	236	236									
Total with Special Needs	109	6,487	6,313									

* Excludes Louisa Flowers- has not fully leased up yet

Financial

	Fiscal YTD ending 3/31/20				03/31/20		
	# of Properties/units Positive Net Operating Income (NOI)	# of Properties/units Negative Net Operating Income (NOI)	# of Properties/units Under Construction (NOI Does not Apply)	# of Properties meeting Debt Coverage	# of Properties not meeting DCR	# of Properties DCR Not Applicable	
Public Housing	17	645	0	0			
Affordable Owned	26	2,388	1	93	19	3	
Tax Credit Partnerships	32	2,628	2	191	15	1	
					20	5	

Public Housing Demographics

	Households				% Family Type (head of household)				Race % (head of household)					
	# of Households	% of Households	Average Family Size	Average Unit Size	Adults no Children	Family with Children	Elderly	Disabled Not Elderly	Black African American	White	Native American	Asian	Hawaiian/Pacific Island	Hispanic/ Latino
	Public Housing Residents													
0 to 10% MFI	126	20.4%	2.6	2.0	42.7%	57.0%	0.9%	6.1%	61.8%	4.6%	0.9%	3.6%	20.0%	3.0%
11 to 20%	256	41.4%	1.6	1.4	79.8%	20.0%	16.0%	21.1%	68.8%	2.8%	4.7%	0.8%	11.1%	4.3%
21 to 30%	127	20.6%	1.9	1.6	75.4%	25.0%	7.0%	5.4%	69.8%	2.4%	6.4%	0.8%	20.6%	3.9%
31 to 50%	83	13.4%	2.8	2.1	48.9%	51.0%	3.0%	2.5%	71.3%	1.1%	4.3%	1.1%	22.3%	3.6%
51 to 80%	23	3.7%	2.6	2.3	57.7%	42.0%	0.5%	0.9%	61.5%	3.9%	7.7%		23.1%	0.7%
Over 80%	3	0.5%	4.0	2.7	66.7%	33.0%	0.2%	0.1%	33.3%		33.3%			0.0%
All	618	100%	2.1	1.7	66%	34%	9%	11.5%	67.5%	2.8%	4.5%	1.4%	16.8%	3.7%

Waiting List

	# of Households	% of Households	Average Family Size	Average Unit Size	Adults no Children	Family with Children	Elderly	Disabled Not Elderly	Black African American	White	Native American	Asian	Hawaiian/Pacific Island	Hispanic/ Latino
0 to 10% MFI	4,206	40.5%	6.1	1.3				1.6%	12.1%	12.5%	18.9%	1.9%	0.9%	0.5%
11 to 20%	3,076	27.9%	1.9	1.3				3.6%	13.7%	8.5%	13.9%	1.2%	1.1%	0.4%
21 to 30%	1,572	15.4%	2.3	1.3				2.1%	4.9%	4.6%	7.6%	0.5%	0.7%	0.2%
31 to 50%	966	12.2%	2.5	1.2				1.2%	2.2%	3.9%	5.3%	0.4%	0.7%	0.2%
51 to 80%	234	3.0%	2.5	1.2				0.2%	0.4%	1.1%	1.1%	0.1%	0.2%	0.1%
Over 80%	93	0.9%	2.4	1.1				0.1%	0.2%	0.4%	0.3%	0.0%	0.0%	0.1%
All	10,147	100.0%	3.0	1.4				44.0%	10.0%	31.0%	47.1%	4.2%	3.9%	1.5%

Other Activity

Public Housing	
Names pulled from Wait List	162
Denials	2
New rentals	4
Vacates	4
Evictions	0
# of work orders received	2,042
# of work orders completed	978
Average days to respond	46.1
# of work orders emergency	204

Rent Assistance Performance Measures

Utilization and Activity

	Current Month Status						Current Month Activity				Calendar Year To Date				
	Authorized Vouchers	Utilized Vouchers	Utilization	Average Voucher	HUD Subsidy Over / (Under)	Remaining Waiting List	Waiting List Names	New Vouchers Leased	Vouchers Terminated	Voucher Inspections Completed	Utilization	Average Voucher	HUD Subsidy Over / (Under)	New Vouchers Leased	Vouchers Terminated
Tenant Based Vouchers	5,612	5,422	96.6%	\$807	-\$39,490	1,971	0	23	7	105	97%	\$792	-\$703,078	151	86
Project Based Vouchers	3,230	2,679	82.9%	\$837	-\$283,752			20	18	33	83%	\$833	-\$1,754,776	192	121
VASH Vouchers	970	624	64.3%	\$775	-\$66,085			0	0	3	69%	\$766	-\$111,729	24	27
FUP Vouchers	244	160	65.6%	\$1,051	9,760			1	0	8	85%	\$945	282,891	17	3
Mainstream Vouchers	99	78	78.8%	\$877	-\$3,159			2	0	4	63%	\$183	-\$361,109	34	0
RAD Project Based Vouchers	1,419	1,311	92.4%	\$453	-\$267,607			14	8	9	92%	\$76	-\$4,573,142	88	52
SRO/MOD Vouchers	130	128	98.5%	\$480	-\$1,163			0	0	1	99%	\$476	4,897	5	7
All Vouchers	11,704	10,402	88.9%	\$768	-\$649,170			60	33	163	90%	\$705	-\$7,216,046	511	296

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	Households				% Family Type (head of household)				Race % (head of household)					
	# of Households	% of Households	Average Family Size	Average Unit Size	Adults no Children	Family with Children	Elderly	Disabled Not	Black African American	White	Native American	Asian	Hawaiian/ Pacific Islnd	Hispanic/ Latino
Tenant Based Voucher Participants *														
0 to 10% MFI	1,146	18.2%	1.7	1.8	31.0%	8.4%	0.8%	4.5%	39.2%	47.1%	3.7%	1.7%	0.1%	2.2%
11 to 20%	2,466	39.3%	2.1	2.0	14.6%	7.7%	15.5%	17.1%	34.6%	53.8%	1.8%	6.7%	0.2%	1.3%
21 to 30%	1,378	21.9%	2.8	2.3	7.5%	10.1%	8.7%	6.7%	31.5%	58.6%	1.2%	4.6%	0.1%	1.3%
31 to 50%	1,016	16.2%	2.9	2.6	1.7%	2.7%	3.0%	3.6%	41.6%	47.7%	2.2%	3.6%	0.0%	0.2%
51 to 80%	259	4.1%	3.1	2.7	0.1%	0.1%	0.3%	0.4%	52.6%	37.5%	1.5%	4.0%	0.0%	0.0%
Over 80%	17	0.3%	2.3	2.2	82.4%	18.0%	0.0%	0.1%	46.7%	40.0%	5.9%			5.9%
All	6,283	100%	2.4	2.1	14%	7%	9%	10%	37%	52%	2%	5%	0%	1%

* (Includes Tenant Based, FUP, VASH, Mainstream and Port In Vouchers)

	Households				% Family Type (head of household)				Race % (head of household)					
	# of Households	% of Households	Average Family Size	Average Unit Size	Adults no Children	Family with Children	Elderly	Disabled Not	Black African American	White	Native American	Asian	Hawaiian/ Pacific Islnd	Hispanic/ Latino
Project Based Voucher Participants														
0 to 10% MFI	1091	27.3%	2.0	1.5	14.5%	5.5%	1.3%	8.6%	22.6%	65.2%	3.9%	1.7%	1.5%	1.6%
11 to 20%	1710	42.9%	3.4	2.3	4.3%	6.3%	14.7%	20.8%	23.5%	65.5%	3.8%	3.3%	0.7%	2.3%
21 to 30%	702	17.6%	3.0	2.3	0.7%	0.9%	8.1%	5.1%	21.9%	67.6%	2.6%	3.0%	1.0%	0.1%
31 to 50%	381	9.6%	3.4	2.7	0.2%	0.2%	2.4%	1.5%	28.7%	60.1%	3.2%	2.1%	1.3%	0.1%
51 to 80%	91	2.3%	3.6	2.7	0.2%	0.3%	0.1%	0.0%	32.2%	57.8%	6.7%	1.1%	1.1%	0.2%
Over 80%	18	0.4%	3.9	2.8	42.9%	57.0%	0.1%	0.0%	20.0%	73.3%	6.7%			42.9%
All	3,993	100%	2.9	2.1	6%	5%	8%	12.3%	23.6%	65.1%	3.6%	2.6%	1.0%	1.6%

	Households				% Family Type (head of household)				Race % (head of household)						Not Reported	
	# of Households	% of Households	Average Family Size	Average Unit Size	Adults no Children	Family with Children	Elderly	Disabled Not	Black African American	White	Native American	Asian	Hawaiian/ Pacific Islnd	Hispanic/ Latino		
Waiting List																
0 to 10% MFI	721	33.4%	2.5					3.2%	26.3%	30.3%	53.6%	4.8%	2.1%	1.2%	7.0%	1.2%
11 to 20%	622	28.3%	1.8					15.2%	61.2%	28.4%	56.6%	3.1%	5.4%	1.0%	4.6%	1.1%
21 to 30%	426	18.7%	2.1					17.6%	38.7%	23.7%	63.0%	2.4%	3.8%	1.0%	5.3%	0.9%
31 to 50%	365	16.1%	2.4					12.5%	24.2%	27.7%	57.6%	2.8%	4.8%	1.2%	5.5%	0.4%
51 to 80%	61	2.8%	2.6					9.2%	17.2%	39.1%	43.7%	1.2%	3.5%	1.2%	10.3%	1.2%
Over 80%	15	0.7%	2.5					9.1%	27.3%	45.5%	36.4%	4.6%	9.1%	4.6%	0.0%	0.0%
All	2,210	100.0%	2.3					11.0%	38.0%	28.5%	56.3%	3.5%	3.8%	0.8%	5.8%	1.0%

	# of Households Participating	\$ Amount of Assistance Provided	Average Cost per Household
Shelter Plus Care	476	\$457,784	962
Short Term Rent Assistance	684	\$589,709	862

Resident Services

Resident Programs

	Housing Program Served	Households Served/	Monthly Funding Amount	Average Funds per Participant
Congregate Housing Services * as of previous month	Public Housing	146	\$80,273	\$549.81

	Public Housing				# Notice/Violation Meetings	# Eviction Notices	# Housing Stability Meetings
		# Services	# of Programs	# Event Attendees	42	21	79
		1189	0	0			

	# of Participants	Escrow \$ Held	New Enrollees	# of Graduates	Escrow \$ Disbursed	Terminations or Exits	Escrow \$ Forfeited	Avg Annual Earned Income Increase Over Last Year
Nine months ending 12/31/2018	Public Housing	388	\$1,430,846	2	1	\$24,120	1	\$0
Twelve months ending 3/31/2019	Section 8	400	\$1,394,613	5	1	\$30,649	2	\$1,375

Agency Nine months ending 12/31/2019

The below data represents unaudited financial data.

	Fiscal Year to Date	Prior YTD	Increase (Decrease)
Subsidy Revenue	\$32,905,038	\$30,268,754	\$2,636,284
Grant Revenue	\$2,838,890	\$2,289,200	549,690
Property Related Income	\$44,363,817	\$38,855,835	5,507,982
Development Fee Revenue	\$2,208,298	\$2,227,030	(18,732)
Other Revenue	\$3,530,169	\$3,069,008	461,163
Total Revenue	\$85,846,212	\$76,709,825	\$9,136,387
Housing Assistance Payments	\$71,262,187	\$66,066,238	5,195,949
Operating Expense	\$18,161,642	\$16,813,514	1,348,128
Depreciation	\$1,015,082	\$1,155,089	-140,007
Total Operating Expenses	\$90,438,911	\$84,034,842	\$6,404,070
Operating Income	-\$4,692,699	-\$7,325,017	\$2,732,318
Other Income(Expense)	\$35,744,809	-\$1,446	35,746,255
Capital Contributions	\$0	\$36,900	-36,900
Increase(Decrease) Net Assets	31,152,110	-7,289,563	38,441,673
Total Assets	\$ 584,952,081	\$ 511,774,387	\$ 73,177,694
Liquidity Reserves	33,530,304	29,928,641	3,601,663

Development/Community Revitalization

New Development / Revitalization

	Units	Construction Start	Construction End	Current Phase	Total Cost	Cost Per Unit
Lloyd Housing	240	17-Dec	19-Nov	Post-Construction	\$74,112,444	\$308,802
North Group Rehab Project	350	18-Dec	20-Jun	Construction	\$101,323,805	\$289,496
East Group Rehab Project	315	19-Jun	20-Dec	Construction	\$78,925,247	\$253,731
Fountain Place Rehab Project	74	20-Mar	21-Dec	Construction	\$32,804,443	\$443,303
Capital Improvement						
Gretchen Kafoury Windows Replacem	N/A	20-Apr	20-Jul	Pre-Construction	\$550,000	N/A
Schiller Way Elevated Deck Project	N/A	20-Jun	20-Aug	Pre-Construction	\$384,000	N/A
Kelly Place Elevated Deck	N/A	20-Jun	20-Sep	Pre-Construction	\$320,000	N/A