



Board Meeting Packet

May 2026

Interfaith Housing Alliance





**Celebrating
35 Years**
OF AFFORDABLE
HOUSING CREATION

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IHA Board of Directors Meeting Agenda

Thursday, May 21, 2026, at 4:00 PM

Teams Meeting Check Meeting Invitation



Welcome - Consent Agenda Approval-**Voting**

Consent Agenda Items:

- Agenda
- Operational Reports
- Meeting Minutes April 2026



Board Business:

ALL DISCUSS

- Financial Reports & Forecasting Chris & Anna
 - Fund Development Rachel
- Loss of Morgan Stanley Grant due to changes in CRA footprint
- Budget Discussion

Next meeting: June 18, 2026, 4:00pm

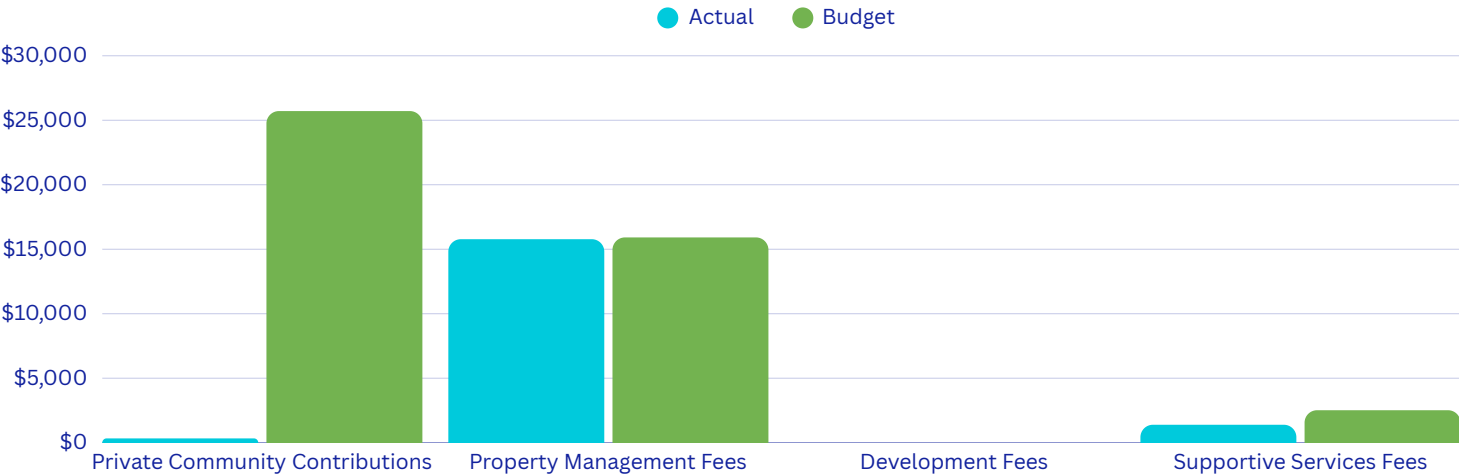
Statement of Financials

| ASSETS | Current | Month Prior |
|---------------------------|-----------------------|-----------------------|
| Total Bank Accounts | \$79,216.49 | \$98,096.19 |
| Total Accounts Receivable | \$1,404,964.68 | \$1,422,019.17 |
| Total Current Assets | \$1,492,732.65 | \$1,530,651.38 |
| Total Fixed Assets | \$4,719.93 | \$4,719.93 |
| TOTAL ASSETS | \$1,497,452.58 | \$1,535,371.31 |

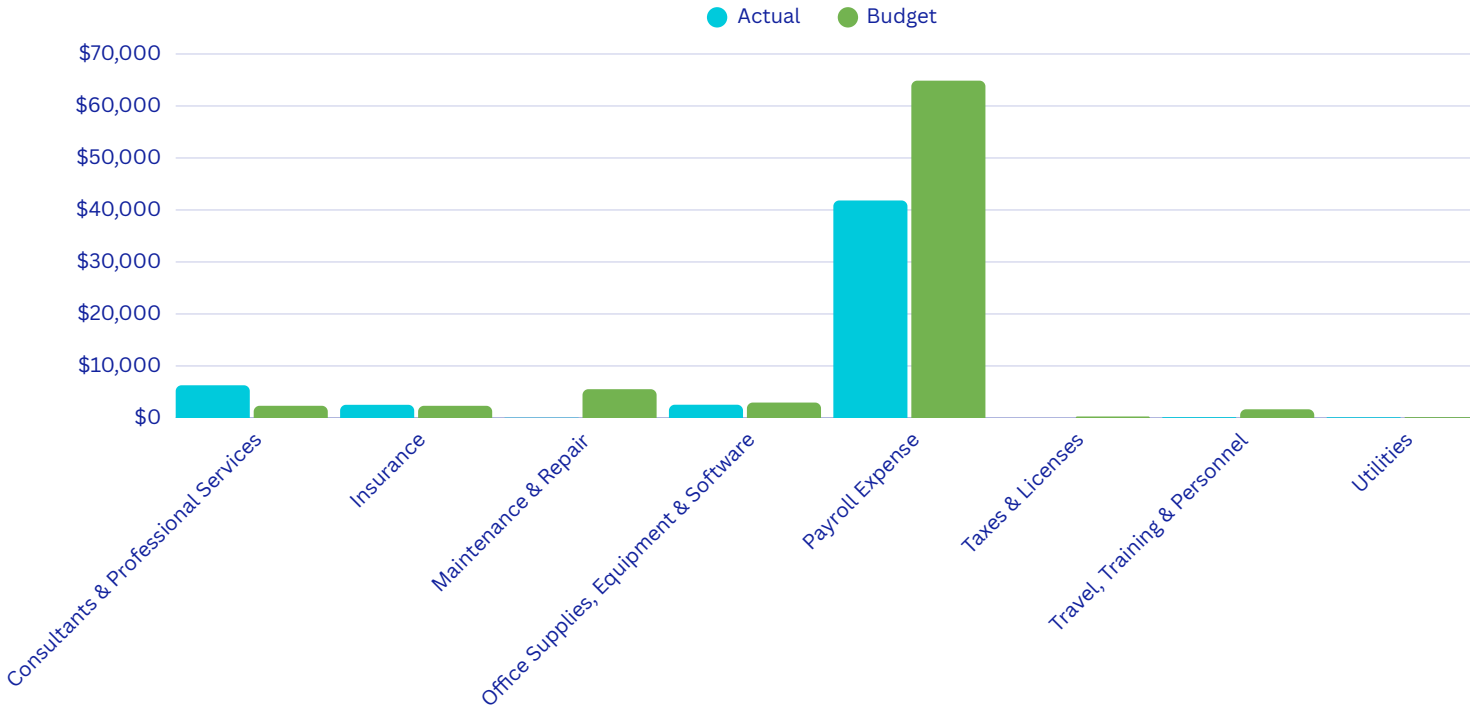
| LIABILITIES & EQUITY | Current | Month Prior |
|---------------------------------------|-----------------------|-----------------------|
| Total Current Liabilities | \$443,584.69 | \$443,446.97 |
| Total Long-Term Liabilities | \$571,905.49 | \$574,393.93 |
| Total Equity | \$481,962.40 | \$517,530.41 |
| TOTAL LIABILITIES & EQUITY | \$1,497,452.58 | \$1,535,371.31 |

Actual vs Budget Month to Date

Revenue



Expenses



Management Report

Interfaith Housing Alliance, Inc. For the
period ended April 30, 2026



Prepared by
Director of Finance

Prepared on
May 15, 2026

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Statement of Activity YTD Comparison_updated COMP4

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Interfaith Housing Alliance, Inc.
Statement of Financial Position
As of April 30, 2026

| | Total | | | Comments |
|---|------------------------|------------------------|----------------------|----------|
| | As of Apr 30, 2026 | As of Mar 31, 2026 | Change | |
| ASSETS | | | | |
| Current Assets | | | | |
| Bank Accounts | | | | |
| 10101 IHA - Operating Checking *NEW | 78,717.33 | 97,597.26 | -18,879.93 | |
| 10600 M&T PRP Grant Checking | 499.16 | 498.93 | 0.23 | |
| Total Bank Accounts | \$ 79,216.49 | \$ 98,096.19 | -\$ 18,879.70 | |
| Accounts Receivable | | | | |
| 11000 Accounts Receivable (A/R) | | | | |
| 11200 Accounts Receivable (A/R)-Govt Grant (USDA/N Odenton) | 8,009.43 | 7,094.01 | 915.42 | |
| 11300 Accounts Receivable (A/R)-Other Conifer | 0.00 | 6,000.00 | (6,000.00) | |
| 11450 Accounts Receivable Molly Pitcher Landing/Personal CC Reimb | 7,135.39 | 6,990.89 | 144.50 | |
| 11600 Accounts Receivable (A/R)-Intercompany Due | 1.58 | 1.58 | - | |
| 11725 Note Receivable N Odenton Assoc LLC (Weinberg) | 60,077.82 | 72,192.23 | (12,114.41) | |
| 11800 Hampstead Partnership Loan | 829,750.00 | 829,750.00 | - | |
| 11900 Accounts Receivable- PRP | 500,000.00 | 500,000.00 | - | |
| | -9.54 | (9.54) | - | |
| Total Accounts Receivable | \$ 1,404,964.68 | \$ 1,422,019.17 | -\$ 17,054.49 | |
| Other Current Assets | | | | |
| 13000 Prepaid Expenses | 8,011.67 | 9,996.21 | -1,984.54 | |
| 14200 Security Deposits Paid | 539.81 | 539.81 | 0.00 | |
| Total Other Current Assets | \$ 8,551.48 | \$ 10,536.02 | -\$ 1,984.54 | |
| Total Current Assets | \$ 1,492,732.65 | \$ 1,530,651.38 | -\$ 37,918.73 | |
| Fixed Assets | | | | |
| 15000 Fixed Assets | 17,193.93 | 17,193.93 | 0.00 | |
| 16000 Accumulated Depreciation | -12,474.00 | -12,474.00 | 0.00 | |
| Total Fixed Assets | \$ 4,719.93 | \$ 4,719.93 | \$ 0.00 | |
| TOTAL ASSETS | \$ 1,497,452.58 | \$ 1,535,371.31 | -\$ 37,918.73 | |
| LIABILITIES AND EQUITY | | | | |
| Liabilities | | | | |
| Current Liabilities | | | | |
| Accounts Payable | | | | |
| 20000 Accounts Payable (A/P) | 0.00 | 419.00 | -419.00 | |
| Total Accounts Payable | \$ 0.00 | \$ 419.00 | -\$ 419.00 | |
| Credit Cards | | | | |
| 10850 MandT Credit Card NEW | 9,934.96 | 8,206.85 | 1,728.11 | |
| Total Credit Cards | \$ 9,934.96 | \$ 8,206.85 | \$ 1,728.11 | |
| Other Current Liabilities | | | | |
| 20200 Health Insurance Payable | 3,168.94 | 3,395.47 | -226.53 | |
| 20300 HSA Payable | 730.76 | 365.38 | 365.38 | |
| 20400 Retirement Payable | 0.00 | 1,310.24 | -1,310.24 | |
| 20500 Payroll Tax Payable | 0.03 | 0.03 | 0.00 | |
| 23025 Deferred Grant N. Odenton (Weinberg) | 429,750.00 | 429,750.00 | 0.00 | |
| Total Other Current Liabilities | \$ 433,649.73 | \$ 434,821.12 | -\$ 1,171.39 | |
| Total Current Liabilities | \$ 443,584.69 | \$ 443,446.97 | \$ 137.72 | |
| Long-Term Liabilities | | | | |
| 24000 Mortgages & Notes Payable | 520,472.24 | 522,960.68 | -2,488.44 | |
| 24660 M&T LOC | 51,433.25 | 51,433.25 | 0.00 | |
| Total Long-Term Liabilities | \$ 571,905.49 | \$ 574,393.93 | -\$ 2,488.44 | |
| Total Liabilities | \$ 1,015,490.18 | \$ 1,017,840.90 | -\$ 2,350.72 | |
| Equity | | | | |
| 30000 Opening Balance Equity | -287,965.38 | -287,965.38 | 0.00 | |
| 32000 General Equity | 49,316.99 | 49,316.99 | 0.00 | |
| 33000 Retained Earnings | 798,132.74 | 798,132.74 | 0.00 | |
| 34000 Donor Restricted Net Assets | 7,273.84 | 7,273.84 | 0.00 | |
| Net Revenue | -84,795.79 | -49,227.78 | -35,568.01 | |
| Total Equity | \$ 481,962.40 | \$ 517,530.41 | -\$ 35,568.01 | |
| TOTAL LIABILITIES AND EQUITY | \$ 1,497,452.58 | \$ 1,535,371.31 | -\$ 37,918.73 | |

Interfaith Housing Alliance, Inc.
Statement of Activity Comparison
April 2026

| | Total | | | Comments |
|--|--------------------|-------------------|--------------------|------------------------|
| | Apr 2026 | Mar-26 | Change | |
| Revenue | | | | |
| 41000 Government Grants | 7,165.42 | 52,186.76 | (45,021.34) | |
| 42000 Private Community Contributions | | | - | |
| 42200 Civic Groups | | | - | |
| 42300 Corporate Contributions | 102.13 | | 102.13 | |
| 42400 Individual Contributions | 230.80 | 221.20 | 9.60 | |
| 42500 Private Foundation Grants | | 30,000.00 | (30,000.00) | |
| Total 42000 Private Community Contributions | 332.93 | 30,221.20 | (29,888.27) | |
| 43000 Property Management Fees | 15,777.55 | 15,107.05 | 670.50 | |
| 43100 Development Fees | | 2,151.00 | (2,151.00) | |
| 43200 Supportive Services Fees | 1,390.65 | 1,876.95 | (486.30) | |
| 43300 FAHI Technical Assistance | | | - | |
| Total Revenue | 24,666.55 | 101,542.96 | (76,876.41) | |
| Gross Profit | 24,666.55 | 101,542.96 | (76,876.41) | |
| Expenditures | | | | |
| 51000 Accounting & Auditing | | | - | |
| 52000 Advertising & Marketing | 53.08 | 362.92 | (309.84) | |
| 54000 Bank/Credit Card Charges | 197.56 | 157.81 | 39.75 | |
| 55000 Consultants & Professional Services | | | - | |
| 55100 Business Consulting Services | 5,845.00 | 5,710.00 | 135.00 | |
| 55200 Professional Payroll processing services | 439.33 | 637.08 | (197.75) | |
| Total 55000 Consultants & Professional Services | 6,284.33 | 6,347.08 | (62.75) | |
| 56000 Dues & subscriptions | 63.00 | 419.00 | (356.00) | |
| 57000 Insurance | | | - | |
| 57100 Director's and Officer's | 685.09 | 685.09 | - | |
| 57200 Property and Liability | 1,764.62 | 1,275.66 | 488.96 | |
| 57300 Workers Compensation | 76.58 | | 76.58 | |
| Total 57000 Insurance | 2,526.29 | 1,960.75 | 565.54 | |
| 58000 Interest Paid | 422.47 | 389.71 | 32.76 | |
| 60000 Maintenance & Repair | | | - | |
| 60100 Cleaning & Janitorial | | | - | |
| 60300 Grounds Maintenance | | | - | |
| 60500 Tools & Supply Purchases | 50.54 | | 50.54 | |
| Total 60000 Maintenance & Repair | 50.54 | - | 50.54 | |
| 62000 Office Supplies, Equipment & Software | 34.00 | 22.00 | 12.00 | |
| 62100 Computer Software purchases | 884.52 | 3,811.57 | (2,927.05) | |
| 62200 IT Computer Support | 1,330.85 | 1,330.85 | - | |
| 62400 Office Supplies | 294.00 | 624.00 | (330.00) | |
| Total 62000 Office Supplies, Equipment & Software | 2,543.37 | 5,788.42 | (3,245.05) | |
| 64000 Payroll Expense | | | - | |
| 64100 Health Insurance Benefits | 3,508.93 | 3,369.06 | 139.87 | |
| 64200 Payroll Taxes | 2,414.26 | 4,287.14 | (1,872.88) | |
| 64300 Retirement Benefits | 2,318.04 | 1,611.97 | 706.07 | |
| 64400 Salary | 33,584.55 | 52,166.30 | (18,581.75) | |
| Total 64000 Payroll Expense | 41,825.78 | 61,434.47 | (19,608.69) | |
| 65000 Postage and Printing | 78.00 | 18.88 | 59.12 | |
| 67000 Rent & Lease | 665.18 | 665.18 | - | |
| 69000 Taxes & Licenses | | 1,595.20 | (1,595.20) | |
| 69100 Other Taxes | | 381.75 | (381.75) | |
| Total 69000 Taxes & Licenses | - | 1,976.95 | (1,976.95) | |
| 70000 Travel, Training & Personnel | | 250.00 | (250.00) | |
| 70100 Meals | | 22.92 | (22.92) | |
| 70200 Mileage | | | - | |
| 70300 Training expense | | | - | |
| 70500 Personnel Recruitment | 151.42 | | 151.42 | |
| Total 70000 Travel, Training & Personnel | 151.42 | 272.92 | (121.50) | |
| 72000 Utilities | | | - | |
| 72200 Electric | | | - | |
| 72600 Telephone | 130.77 | 146.14 | (15.37) | |
| Total 72000 Utilities | 130.77 | 146.14 | (15.37) | |
| 75000 Public Aide and Advocacy (Properties) | 6,000.00 | | 6,000.00 | TAG grant for WH rehab |
| Total Expenditures | 60,991.79 | 79,940.23 | (18,948.44) | |
| Net Operating Revenue | (36,325.24) | 21,602.73 | (57,927.97) | |
| Other Revenue | | | | |
| 48200 Interest Earned | 0.23 | | 0.23 | |
| 48300 Other Income | | | - | |
| 48400 Loss on Sale of Property | | | - | |
| Total Other Revenue | 0.23 | - | 0.23 | |
| Net Other Revenue | 0.23 | - | 0.23 | |
| Net Revenue | (36,325.01) | 21,602.73 | (57,927.74) | |

Interfaith Housing Alliance, Inc.
Actuals: IHA Budget FY2026 - FY26 P&L
 April 2026

| | MTD | | | YTD | | | Comments |
|--|------------------|------------------|--------------------|-------------------|-------------------|--------------------|---|
| | Actual | Budget | over Budget | Actual | Budget | over Budget | |
| Revenue | | | | | | | |
| * 41000 Government Grants | 7,165.42 | \$14,946 | (7,780.66) | 158,289.31 | 149,460.83 | 8,828.48 | |
| 42000 Private Community Contributions | - | - | - | - | - | - | |
| 42100 Church Contributions | - | 583.33 | (583.33) | - | 5,833.30 | (5,833.30) | |
| 42200 Civic Groups | - | - | - | 1,500.00 | - | 1,500.00 | |
| *42300 Corporate Contributions | 102.13 | \$15,049 | (14,946.87) | 171,602.13 | 150,490.00 | 21,112.13 | |
| 42400 Individual Contributions | 230.80 | 4,697.04 | (4,466.24) | 47,108.80 | 46,970.40 | 138.40 | |
| * 42500 Private Foundation Grants | - | \$5,382 | (5,382.33) | 51,323.80 | 53,823.33 | (2,499.53) | |
| Total 42000 Private Community Contributions | 332.93 | 25,711.70 | (25,378.77) | 271,534.73 | 257,117.03 | 14,417.70 | *Budget is modified based on board request to ammend budget. |
| 43000 Property Management Fees | 15,777.55 | 15,915.05 | (137.50) | 180,565.31 | 159,150.50 | 21,414.81 | |
| 43100 Development Fees | - | - | (10,625.00) | 7,551.00 | - | (98,699.00) | |
| 43200 Supportive Services Fees | 1,390.65 | 2,517.32 | (1,126.67) | 18,599.70 | 25,173.20 | (6,573.50) | |
| 43300 FAHI Technical Assistance | - | - | - | 20,182.22 | - | 20,182.22 | |
| Total Revenue | 24,666.55 | 59,090.16 | (34,423.61) | 656,722.27 | 590,901.57 | 38,087.48 | |
| Gross Profit | 24,666.55 | 59,090.16 | (34,423.61) | 656,722.27 | 590,901.57 | 38,087.48 | |
| Expenditures | | | | | | | |
| 51000 Accounting & Auditing | - | 4,738.16 | (4,738.16) | 47,000.00 | 47,381.60 | (381.60) | |
| 52000 Advertising & Marketing | 53.08 | 625.94 | (572.86) | 1,259.33 | 6,259.40 | (5,000.07) | |
| 54000 Bank/Credit Card Charges | 197.56 | 221.17 | (23.61) | 2,370.06 | 2,211.70 | 158.36 | |
| 55000 Consultants & Professional Services | - | 192.50 | (192.50) | - | 1,925.00 | (1,925.00) | |
| 55100 Business Consulting Services | 5,845.00 | 1,633.92 | 4,211.08 | 23,910.52 | 16,339.20 | 7,571.32 | Unbudgeted fees for Oculus and Jim |
| 55200 Professional Payroll processing services | 439.33 | 511.59 | (72.26) | 5,471.71 | 5,115.90 | 355.81 | |
| Total 55000 Consultants & Professional Services | 6,284.33 | 2,338.01 | 3,946.32 | 29,382.23 | 23,380.10 | 6,002.13 | |
| 56000 Dues & subscriptions | 63.00 | 177.88 | (114.88) | 1,895.06 | 1,778.80 | 116.26 | |
| 57000 Insurance | - | - | - | (69.00) | - | (69.00) | |
| 57100 Director's and Officer's | 685.09 | 686.75 | (1.66) | 6,171.38 | 6,867.50 | (696.12) | |
| 57200 Property and Liability | 1,764.62 | 1,493.12 | 271.50 | 18,094.24 | 14,931.20 | 3,163.04 | |
| 57300 Workers Compensation | 76.58 | 154.83 | (78.25) | 1,335.84 | 1,548.30 | (212.46) | |
| Total 57000 Insurance | 2,526.29 | 2,334.70 | 191.59 | 25,532.46 | 23,347.00 | 2,185.46 | |
| 58000 Interest Paid | 422.47 | 512.91 | (90.44) | 4,717.06 | 5,129.10 | (412.04) | |
| 59000 Legal Fees | - | 333.33 | (333.33) | - | 3,333.30 | (3,333.30) | |
| 60000 Maintenance & Repair | | | | | | | |
| 60100 Cleaning & Janitorial | - | 2,500.00 | (2,500.00) | 12,000.00 | 25,000.00 | (13,000.00) | havn't incurred expense for FAHI program |
| 60150 Elevator Service | - | - | - | - | - | - | |
| 60200 Exterminating Service | - | 12.50 | (12.50) | - | 125.00 | (125.00) | |
| 60300 Grounds Maintenance | - | - | - | 84.80 | - | 84.80 | |
| 60500 Tools & Supply Purchases | 50.54 | 2,991.67 | (2,941.13) | (33.46) | 29,916.70 | (29,950.16) | havn't incurred expense for FAHI program |
| 60600 Vehicle Maintenance | - | 25.00 | (25.00) | - | 250.00 | (250.00) | |
| Total 60000 Maintenance & Repair | 50.54 | 5,529.17 | (5,478.63) | 12,051.34 | 55,291.70 | (43,240.36) | |

| | MTD | | | YTD | | | Comments |
|--|--------------------|------------------|--------------------|---------------------|-------------------|---------------------|-----------------------------|
| | Actual | Budget | over Budget | Actual | Budget | over Budget | |
| 62000 Office Supplies, Equipment & Software | 34.00 | 50.00 | (16.00) | 220.00 | 500.00 | (280.00) | |
| 62100 Computer Software purchases | 884.52 | 1,259.50 | (374.98) | 12,768.75 | 12,595.00 | 173.75 | |
| 62200 IT Computer Support | 1,330.85 | 1,063.77 | 267.08 | 14,956.99 | 10,637.70 | 4,319.29 | |
| 62300 Office Equipment Rental/Purchase | - | 100.00 | (100.00) | - | 1,000.00 | (1,000.00) | |
| 62400 Office Supplies | 294.00 | 486.60 | (192.60) | 4,705.98 | 4,866.00 | (160.02) | |
| Total 62000 Office Supplies, Equipment & Software | 2,543.37 | 2,959.87 | (416.50) | 32,651.72 | 29,598.70 | 3,053.02 | |
| 64000 Payroll Expense | - | - | - | - | - | - | |
| 64100 Health Insurance Benefits | 3,508.93 | 4,902.49 | (1,393.56) | 39,677.09 | 49,024.90 | (9,347.81) | |
| 64200 Payroll Taxes | 2,414.26 | 4,093.06 | (1,678.80) | 37,724.01 | 40,930.60 | (3,206.59) | |
| 64300 Retirement Benefits | 2,318.04 | 2,398.62 | (80.58) | 18,251.27 | 23,986.20 | (5,734.93) | |
| 64400 Salary | 33,584.55 | 53,475.85 | (19,891.30) | 460,130.39 | 534,758.50 | (74,628.11) | Due to RIF, and exit of CEO |
| Total 64000 Payroll Expense | 41,825.78 | 64,870.02 | (23,044.24) | 555,782.76 | 648,700.20 | (92,917.44) | |
| 65000 Postage and Printing | 78.00 | 171.44 | (93.44) | 459.39 | 1,714.40 | (1,255.01) | |
| 67000 Rent & Lease | 665.18 | 675.90 | (10.72) | 6,562.95 | 6,759.00 | (196.05) | |
| 69000 Taxes & Licenses | - | - | - | 1,636.20 | - | 1,636.20 | |
| 69100 Other Taxes | - | 282.50 | (282.50) | (5,473.85) | 2,825.00 | (8,298.85) | |
| Total 69000 Taxes & Licenses | - | 282.50 | (282.50) | (3,837.65) | 2,825.00 | (6,662.65) | |
| 70000 Travel, Training & Personnel | - | 280.09 | (280.09) | 250.00 | 2,800.90 | (2,550.90) | |
| 70100 Meals | - | 25.00 | (25.00) | 22.92 | 250.00 | (227.08) | |
| 70200 Mileage | - | 475.31 | (475.31) | 651.00 | 4,753.10 | (4,102.10) | |
| 70300 Training expense | - | 746.10 | (746.10) | 2,482.98 | 7,461.00 | (4,978.02) | |
| 70400 Fuel Expense | - | 110.00 | (110.00) | - | 1,100.00 | (1,100.00) | |
| 70500 Personnel Recruitment | 151.42 | 28.24 | 123.18 | 326.32 | 282.40 | 43.92 | |
| Total 70000 Travel, Training & Personnel | 151.42 | 1,664.74 | (1,513.32) | 3,733.22 | 16,647.40 | (12,914.18) | |
| 72000 Utilities | - | - | - | - | - | - | |
| 72200 Electric | - | - | - | (6.24) | - | (6.24) | |
| 72600 Telephone | 130.77 | 162.20 | (31.43) | 1,618.73 | 1,622.00 | (3.27) | |
| Total 72000 Utilities | 130.77 | 162.20 | (31.43) | 1,612.49 | 1,622.00 | (9.51) | |
| 75000 Public Aide and Advocacy (Properties) | 6,000.00 | - | 6,000.00 | 52,123.50 | - | 52,123.50 | TAG grant for WH rehab |
| Total Expenditures | 60,991.79 | 87,597.94 | (26,606.15) | 773,295.92 | 875,979.40 | (102,683.48) | |
| Net Operating Revenue | (36,325.24) | 2,822.93 | (39,148.17) | (116,573.65) | 28,229.30 | (144,802.95) | |
| Other Revenue | | | | | | | |
| 48200 Interest Earned | 0.23 | 0.42 | (0.19) | 1.59 | 4.20 | (2.61) | |
| 48300 Other Income | - | - | - | 5,600.00 | - | 5,600.00 | |
| 48400 Loss on Sale of Property | - | - | - | 11,148.00 | - | 11,148.00 | |
| 80000 Gain/loss on sale of Asset | - | 1,166.67 | (1,166.67) | - | 11,666.70 | (11,666.70) | |
| Total Other Revenue | 0.23 | 1,167.09 | (1,166.86) | 16,749.59 | 11,670.90 | 5,078.69 | |
| Net Other Revenue | 0.23 | 1,167.09 | (1,166.86) | 16,749.59 | 11,670.90 | 5,078.69 | |
| Net Revenue | (36,325.01) | 3,990.02 | (40,315.03) | (99,824.06) | 31,920.16 | (67,903.90) | |

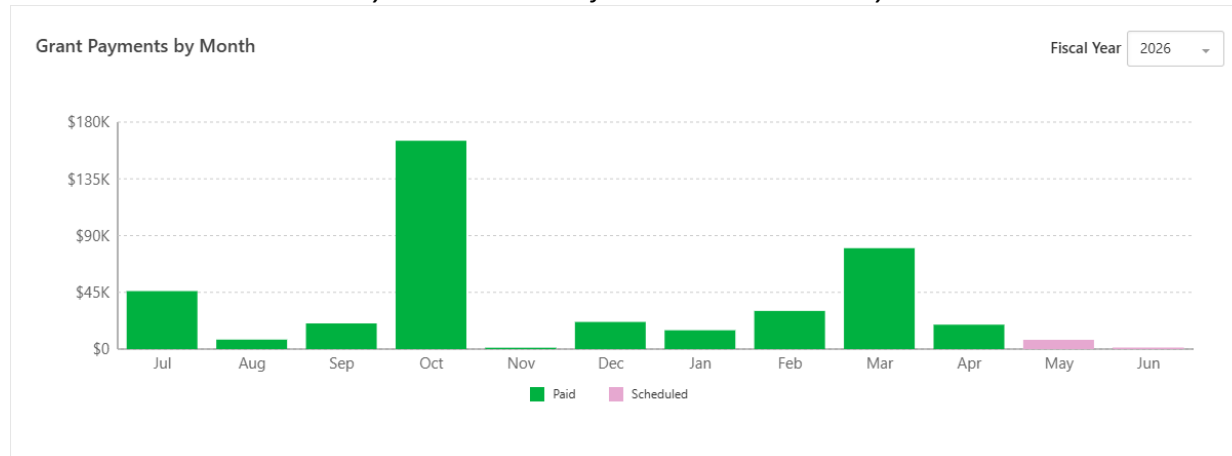
IHA Cash Forecast FY26

| | 6 MO | | | | | | 1 YR | | | | | |
|--|--------------------|--------------------|--------------------|--------------------|---------------------|---------------------|---------------------|---------------------|---------------------|---------------------|---------------------|---------------------|
| | May-26 | Jun-26 | Jul-26 | Aug-26 | Sep-26 | Oct-26 | Nov-26 | Dec-26 | Jan-27 | Feb-27 | Mar-27 | Apr-27 |
| Cash Flow Forecast: | | | | | | | | | | | | |
| Donations | - | - | 15,000.00 | - | - | - | 8,000.00 | 5,662.50 | 5,662.50 | 5,662.50 | 662.50 | - |
| Grants | 423.12 | 36,744.87 | 6,250.00 | 1,054.17 | 5,000.00 | 11,250.00 | 140,000.00 | 57,250.00 | 71,250.00 | - | 35,000.00 | 6,250.00 |
| Developer Fee | | | | | | | | | | | | |
| Tax refund -RRSQ | | | 2,400.00 | | | | | | | | | |
| InterCo | 31,227.43 | 41,272.85 | 41,272.85 | 41,272.85 | 41,272.85 | 41,272.85 | 41,272.85 | 41,272.85 | 41,272.85 | 41,272.85 | 41,272.85 | 41,272.85 |
| Property Mgmt Fees | 15,777.55 | 15,777.55 | 15,777.55 | 15,777.55 | 15,777.55 | 15,777.55 | 15,777.55 | 15,777.55 | 15,777.55 | 15,777.55 | 15,777.55 | 15,777.55 |
| Supportive Services | 1,005.51 | 757.00 | 2,093.50 | 2,093.50 | 2,093.50 | 2,093.50 | 2,093.50 | 2,093.50 | 2,093.50 | 2,093.50 | 2,093.50 | 2,093.50 |
| Technical Assistance Payment (FAHI) | | | | | | | | | | | | 11,247.78 |
| Purchase Repair | 915.42 | | | | | | | | | | | |
| Total Cash-In | 49,349.03 | 94,552.27 | 82,793.90 | 60,198.07 | 64,143.90 | 70,393.90 | 207,143.90 | 122,056.40 | 136,056.40 | 64,806.40 | 94,806.40 | 76,641.68 |
| | | | | | | | | | | | | |
| *Payroll & Benefits | 39,210.14 | 90,088.00 | 90,088.00 | 135,132.00 | 90,088.00 | 90,088.00 | 90,088.00 | 90,088.00 | 90,088.00 | 90,088.00 | 90,088.00 | 135,132.00 |
| LOC Interest | 369.00 | 369.00 | 369.00 | 369.00 | 369.00 | 369.00 | 369.00 | 369.00 | 369.00 | 369.00 | 369.00 | 369.00 |
| Loan payment / Jan 27 - cont. pymt to LOC prin | 2,579.37 | 2,580.37 | 2,581.37 | 2,582.37 | 2,583.37 | 2,572.37 | 2,573.37 | 2,573.37 | 2,500.00 | 2,500.00 | 2,500.00 | 2,500.00 |
| Audit & Tax Prep | | | | | | 9,000.00 | | 8,500.00 | 25,575.00 | 5,250.00 | | |
| Credit Card | 9,480.41 | 5,275.75 | 5,275.75 | 5,275.75 | 5,275.75 | 7,588.72 | 5,275.75 | 5,275.75 | 5,275.75 | 5,275.75 | 5,275.75 | 5,275.75 |
| Kelly Insurance | 7,099.95 | 7,099.95 | 7,099.95 | 7,099.95 | 7,099.95 | 7,099.95 | 7,099.95 | 7,099.95 | 7,099.95 | 7,099.95 | 7,099.95 | 7,099.95 |
| Contractor (Oculus) | 4,000.00 | 4,000.00 | 4,000.00 | 4,000.00 | 4,000.00 | 4,000.00 | | | | | | |
| Other expense | 4,035.61 | 8,143.61 | 5,157.00 | 5,157.00 | 7,058.61 | 5,157.00 | 7,457.88 | 8,857.61 | 5,157.00 | 7,457.88 | 8,927.61 | 5,157.00 |
| Total Cash-Out | 66,774.48 | 117,556.68 | 114,571.07 | 159,616.07 | 116,474.68 | 125,875.04 | 112,863.95 | 122,763.68 | 136,064.70 | 118,040.58 | 114,260.31 | 155,533.70 |
| Net Cash (Deficit) Surplus | (17,425.45) | (23,004.41) | (31,777.17) | (99,418.00) | (52,330.78) | (55,481.14) | 94,279.95 | (707.28) | (8.30) | (53,234.18) | (19,453.91) | (78,892.02) |
| YTD Cash (Deficit) Surplus | 61,291.88 | 38,287.47 | 6,510.29 | (92,907.71) | (145,238.49) | (200,719.64) | (106,439.69) | (107,146.97) | (107,155.27) | (160,389.46) | (179,843.37) | (258,735.39) |
| Available Cash: | | | | | | | | | | | | |
| M&T Oper Acct month end balance | 89,972.75 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 |
| Difference | (28,680.87) | | | | | | | | | | | |
| Transaction havn't taken place | 27,564.34 | | | | | | | | | | | |
| Transaction havn't taken place | | | | | | | | | | | | |
| | (1,116.53) | - | - | - | - | - | - | - | - | - | - | - |
| | | | | | | | | | | | | |
| Interco Due | | | | | | | | | | | | |
| Weinberg | | | | | | | | | | | | |
| Penn Ave | 3,707.00 | | | | | | | | | | | |
| Wash Ridge | 4,568.00 | | | | | | | | | | | |
| Oakwood | 4,797.00 | | | | | | | | | | | |
| | <u>13,072.00</u> | | | | | | | | | | | |

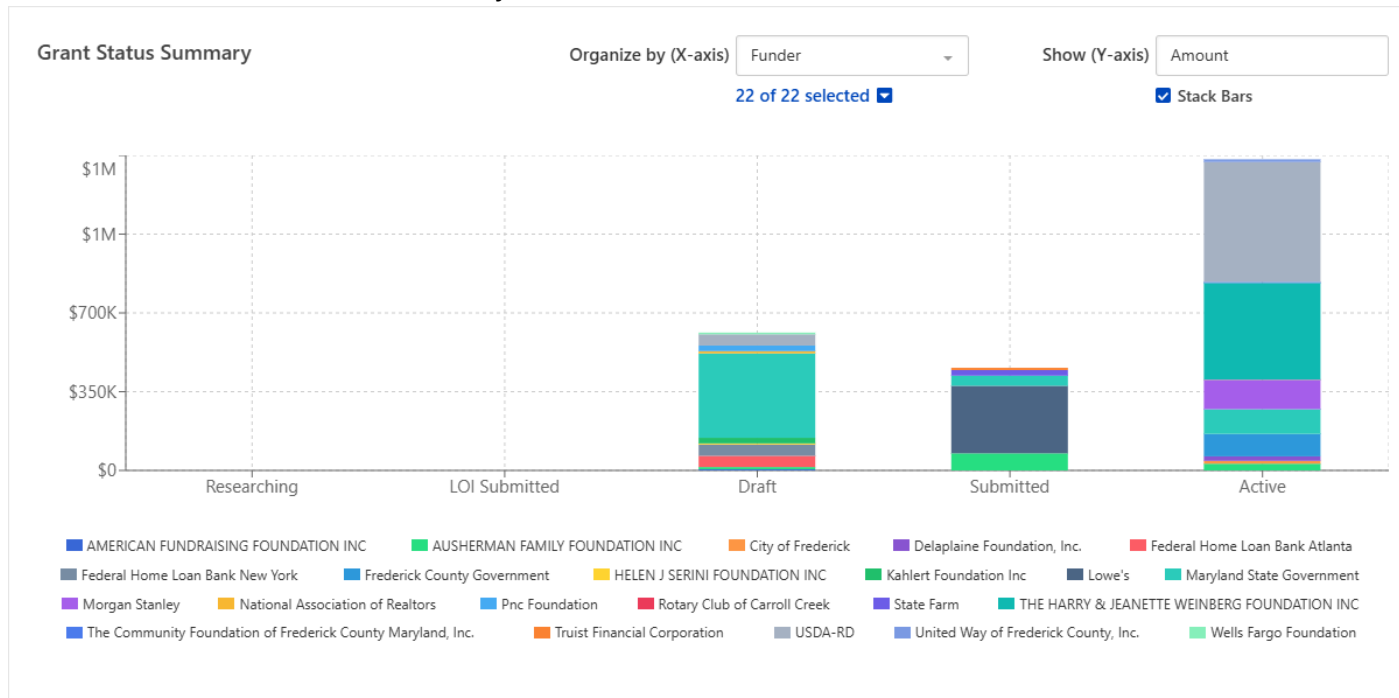
*added back CEO salary in June
last updated 4/15/2026 - amr

Interfaith Housing Alliance Grant Funding Report – April 2026*

Payments Scheduled for Awarded Grants Only**



Distribution of Potential and Active Grant Funds across Funders



*as of May 18, 2026

** one-year extension and pause for USDA-RD grant

Distribution of Grant Applications across Cost Centers + Progress toward Updated Targets, FY26

Capacity Building

Target: \$0



Capital Improvements

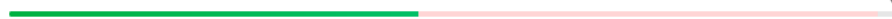
Target: \$1



■ Requests in Pipeline: \$300,000

Credit Cafe

Target: \$112,784



■ Awarded Grants: \$52,173 ■ Rejected: \$58,408

Financial Freedom Bootcamp

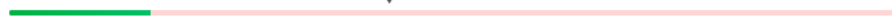
Target: \$28,109



■ Awarded Grants: \$14,620 ■ Rejected: \$28,477

Frederick Affordable Housing Incubator

Target: \$45,113



■ Awarded Grants: \$16,898 ■ Rejected: \$88,369

Operations

Target: \$376,564



■ Awarded Grants: \$221,250 ■ Requests in Pipeline: \$76,064 ■ Rejected: \$20,750

Pass-Through

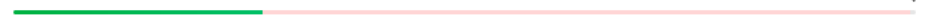
Target: \$1,500



■ Awarded Grants: \$1,519

Program Support

Target: \$32,373



■ Awarded Grants: \$8,950 ■ Rejected: \$23,236

Purchase-Repair

Target: \$59,006



■ Awarded Grants: \$94,353

Rehabilitation of Weinberg House

Target: \$55,676



■ Awarded Grants: \$30,000 ■ Rejected: \$9,478

Supportive Services

Target: \$27,908



■ Awarded Grants: \$7,500 ■ Rejected: \$22,719

Undecided - reallocate

Target: \$1





05/01/2026 – Purchase Repair Program Stats for the USDA-RD 523 TA Grant 2023-2026

Grant Obligation: 15 Participants to be completed by 09/29/2026

7 participants have purchased an eligible home

7 participants have completed 100% of their repairs

| | <i>Closed</i> | <i>Final Home Inspection</i> | <i>Final Docs sent to USDA-RD</i> |
|------------------|---------------|------------------------------|-----------------------------------|
| ▪ M. Meisel | 11/21/2023 | 06/04/2024 | 04/10/2026 |
| ▪ L. Northington | 07/12/2024 | 10/18/2024 | |
| ▪ C. Johnson | 01/17/2025 | 04/15/2025 | 04/10/2026 |
| ▪ M. Launi | 03/21/2025 | 06/27/2025 | 07/29/2025 |
| ▪ D. Wallace | 08/26/2024 | 06/20/2025 | |
| ▪ K. Lynch | 07/18/2025 | 11/10/2025 | 04/20/2026 |
| ▪ T. Gibson | 07/25/2025 | 10/24/2025 | 04/22/2026 |

0 participants are actively working on their repairs

| | <i>Closed</i> | <i>% Completed</i> |
|--|---------------|--------------------|
| | | |

0 participants have a home under contract

| | <i>Contract</i> | <i>Inspection</i> | <i>Sent to USDA-RD</i> | <i>Appraisal</i> | <i>Closing</i> |
|--|-----------------|-------------------|------------------------|------------------|----------------|
| | | | | | |

0 participants have their Letter of Eligibility

| | <i>Submitted</i> | <i>USDA-RD staff</i> | <i>LOE Issued to replace COE issued 2/9 or later</i> |
|--|------------------|----------------------|--|
| | | | |

0 participants are waiting for their loan application to be processed by USDA-RD

| | <i>Entered Program</i> | <i>Loan Application Submitted</i> |
|--|------------------------|-----------------------------------|
| | | |

0 participants are actively working on the loan RE-application process

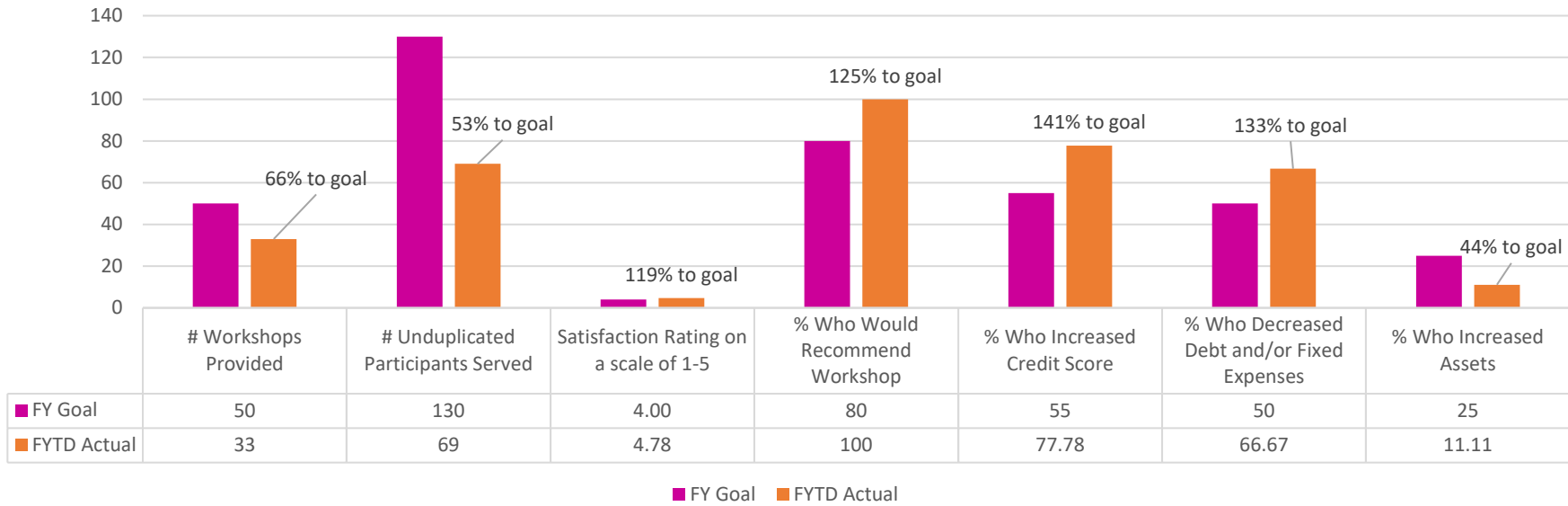
| | <i>Entered Program</i> | <i>Invited to Submit Loan Documents</i> |
|--|------------------------|---|
| | | |

0 participants are ready to move forward with the loan application process

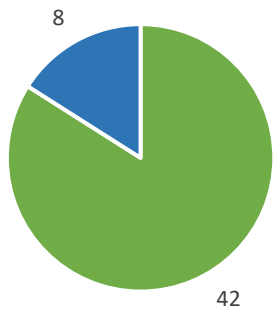
| | <i>Entered Program</i> | <i>Next Steps</i> |
|--|------------------------|-------------------|
| | | |

**Interfaith Housing Alliance
Workshop Impact Report – April 2026***

Workshop Data YTD for FY26

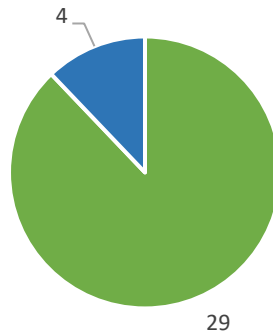


Number & Type of Workshops Planned for FY26



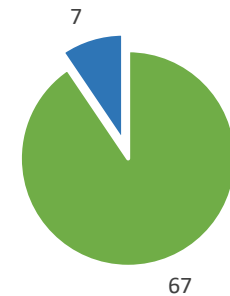
■ Credit Café ■ Financial Freedom Bootcamp

Number & Type of Workshops Implemented YTD for FY26



■ Credit Café ■ Financial Freedom Bootcamp

Duplicated Number of Participants Served Across Workshops YTD for FY26



■ Credit Café ■ Financial Freedom Bootcamp

*as of May 18, 2026

IHA Project Development Progress Dashboard

| Project Name | County | Address | Number of Units | Unit Type | 9%/4% | Investment | Partner | IHA Role | IHA Ownership % | Tax Credit Status | Project Status |
|----------------------------|--------|---|-----------------|-------------------------------|----------------------|----------------------|---------|---------------|-----------------|--------------------|--|
| Blue Oaks at North Odenton | AA | 1566-1580 Annapolis Road Odenton MD 21113 | 150 | Multifamily | Twinning 9% 4% | \$44,805,895 | Conifer | SS/CMM CMM | 15% 15% | Awarded Jan 2021 | Under construction-hopeful to have COs - don't yet as of April 2026 per CT |
| Overlook East | FC | 423 East Patrick Street Frederick, MD 21701 | 84 | Multifamily | 4% | \$25,975,858 | Conifer | SS/CMM | 10% | Awarded April 2021 | May be leased up as of April 2026 per CT |
| The Heights at Himes | FC | Himes Ave | 148 | Multifamily | 4%/9% | \$54,926,105 | Conifer | SS/CMM | 15% | Not submitted | Awarded the RFP |
| Last Updated: 12/15/2025 | | Total Number of Units | 382 | Total Dollars Invested | | \$125,707,858 | | | | | |

| | | |
|------------------|--------------|-----|
| Totals by County | Frederick | 272 |
| | Carroll | 0 |
| | Anne Arundel | 150 |
| | Washington | |

| | |
|-----|--------------------------|
| SS | Supportive Services |
| CMM | Co-Managing Member |
| MGP | Managing General Partner |
| PM | Property Manager |

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