



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

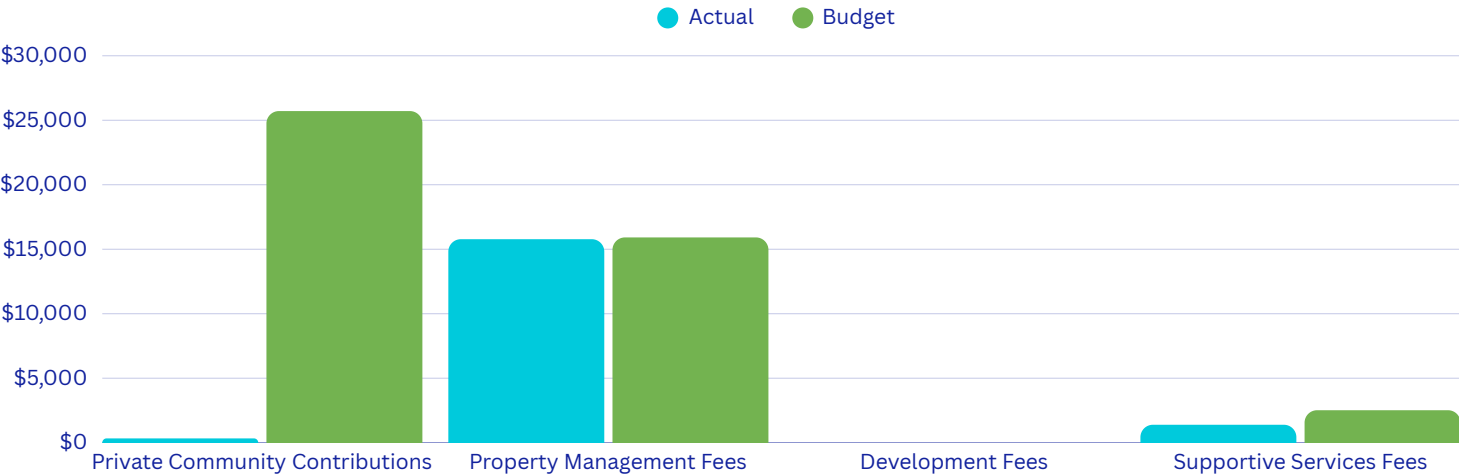
Statement of Financials

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

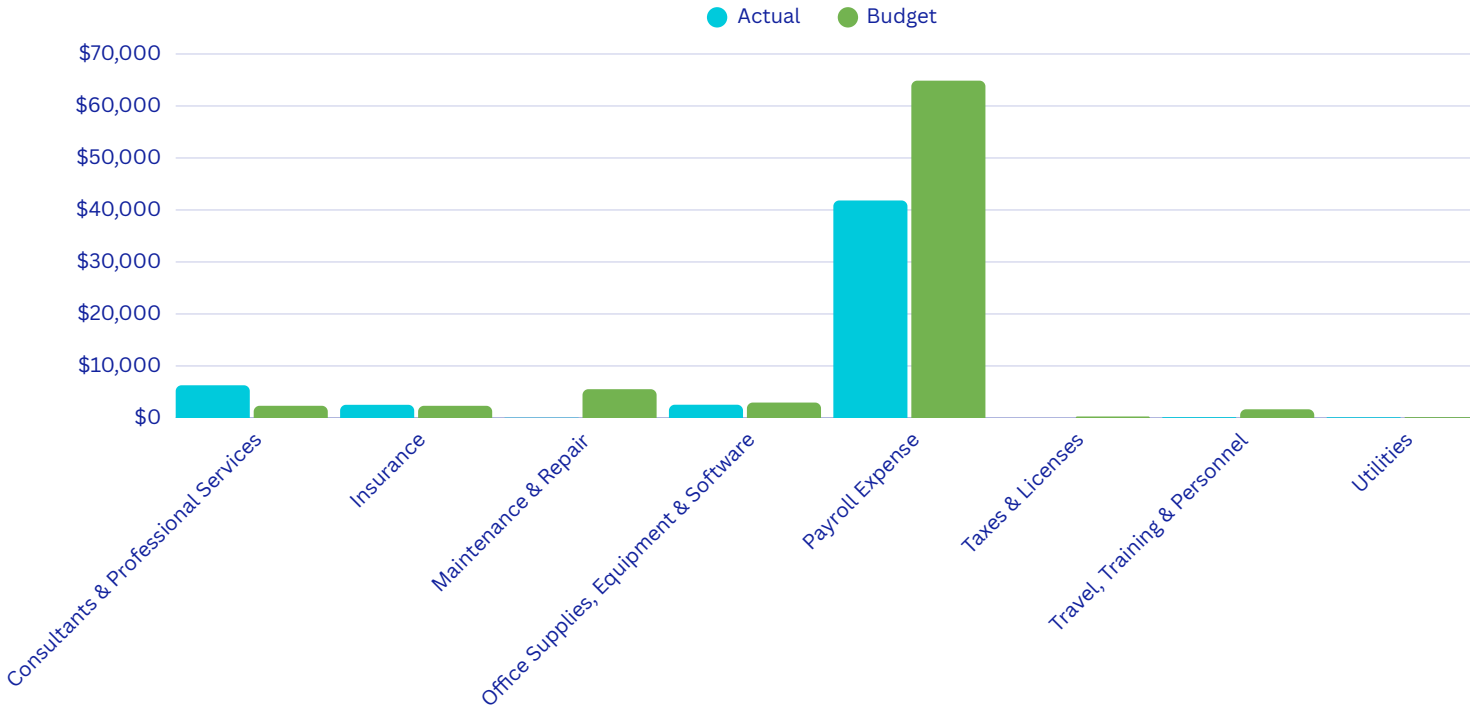
LIABILITIES & EQUITY	Current	Month Prior
Total Current Liabilities	\$443,584.69	\$443,446.97
Total Long-Term Liabilities	\$571,905.49	\$574,393.93
Total Equity	\$481,962.40	\$517,530.41
TOTAL LIABILITIES & EQUITY	\$1,497,452.58	\$1,535,371.31

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 Financial Position Management_COMP3

Statement of Activity YTD Comparison_updated COMP4

BudgetvActual FY20255

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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)	

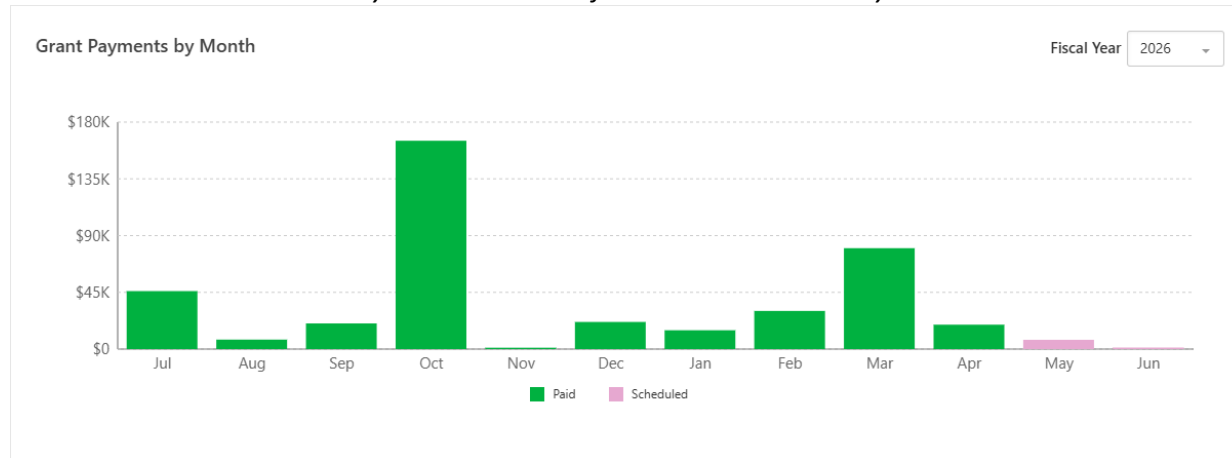
IHA Cash Forecast FY26

	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	87,808.87	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	145,616.27	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	2,579.37	2,580.37	2,581.37	2,582.37	2,583.37	2,572.37	2,573.37	2,573.37	2,573.37	2,573.37	2,573.37	2,573.37
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										
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	110,571.07	155,616.07	112,474.68	121,875.04	112,863.95	122,763.68	133,564.70	115,540.58	111,760.31	153,033.70
Net Cash (Deficit) Surplus	(17,425.45)	28,059.59	(27,777.17)	(95,418.00)	(48,330.78)	(51,481.14)	94,279.95	(707.28)	2,491.70	(50,734.18)	(16,953.91)	(76,392.02)
YTD Cash (Deficit) Surplus	61,291.88	89,351.47	61,574.29	(33,843.71)	(82,174.49)	(133,655.64)	(39,375.69)	(40,082.97)	(37,591.27)	(88,325.46)	(105,279.37)	(181,671.39)
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>											

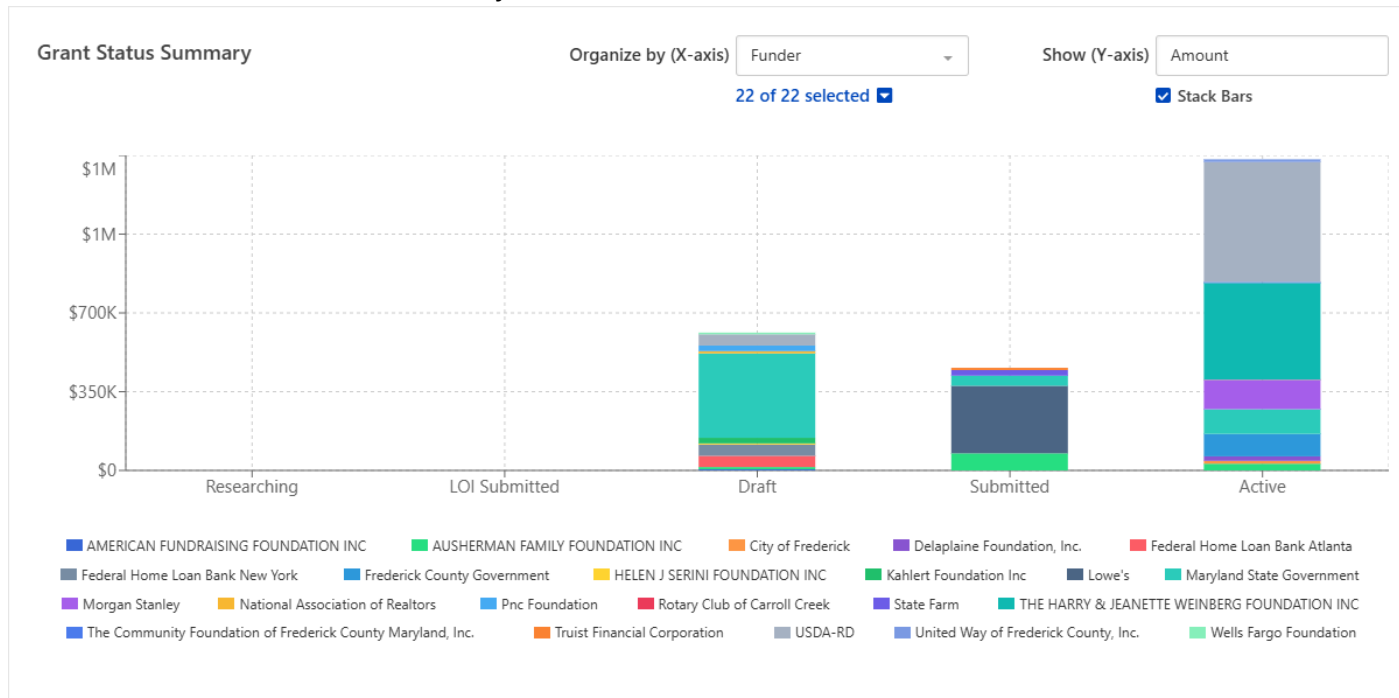
*added back CEO salary in June
last updated 4/15/2026 - amr

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

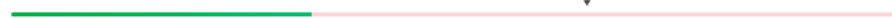
Target: \$112,784



■ 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

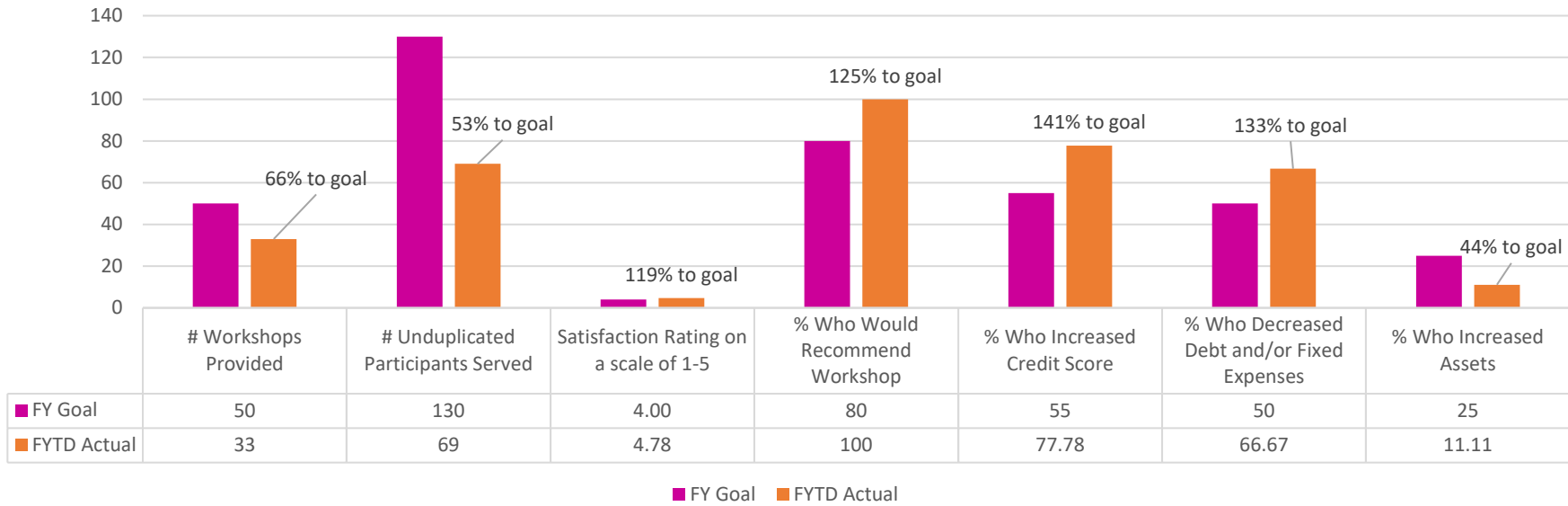
	<i>Entered Program</i>	<i>Invited to Submit Loan Documents</i>

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

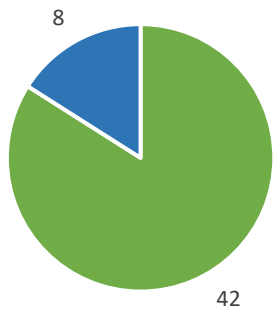
	<i>Entered Program</i>	<i>Next Steps</i>

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

Workshop Data YTD for FY26

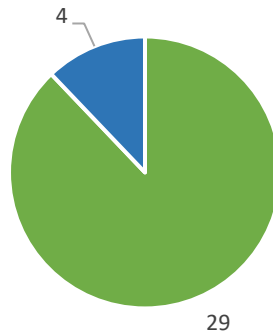


Number & Type of Workshops Planned for FY26



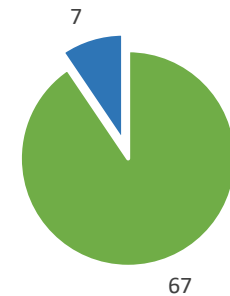
■ Credit Café ■ Financial Freedom Bootcamp

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

*****Confidential*****
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