

SOMERVILLE AFFORDABLE HOUSING TRUST				
FINANCIAL REPORT FY25 TO April 2025 NON-CPA TRUST FUNDS				
Prepared for SAHTF Meeting, May 8, 2025				
	Bank statement balance as of	Activity during the period since last report	Bank statement balance as of	
	28-Feb-2025		7-Apr-2025	
<u>BALANCE</u>	<u>\$27,803,148.48</u>		<u>\$33,776,181.41</u>	
Revenue				
Linkage		\$5,861,982.80		
Fractional/other Inclusionary payments				
Development Loan Repayments		\$46,730.33		
Acquisition Loan Repayments		\$47,929.44		
Mary's Trust		\$3,417.99		
Individual loan Repayments				
Bank interest		\$108,476.91		
Other				
TOTAL REVENUE		\$6,068,537.47		
Expenses				
Loans/Programs/Staff Salary		\$95,504.54		
Admin				
Other				
TOTAL EXPENSES		\$95,504.54		
NET INCOME		\$5,973,032.93		
NEW REVENUE THAT HASN'T CLEARED BANK ACCOUNT:			\$	-
NEW EXPENSES THAT HAVEN'T CLEARED BANK ACCOUNT:			\$	660,984.51
OUTSTANDING COMMITMENTS:			\$25,525,998.75	
AVAILABLE FOR NEW COMMITMENTS Including Early Acq Funds			\$7,589,198.15	
AVAILABLE FOR NEW COMMITMENTS Excluding Early Acq Funds			\$7,528,179.47	Equals end of month account balance minus new expenses that haven't cleared bank account and outstanding commitments
Early Action Acquisition Fund Starting Balance		\$8,288,903.00		
Early Action Acquisition Fund Current Balance		\$61,018.68		
Outstanding Commitments				
HOUSING PROJECTS				
163 Glen	\$214,736.05			
Waterworks Phase II	\$60,750.00			
SCC Rehab: 657-659 Somerville	\$619,386.19			
Clarendon Hill Phase 1	\$200,000.00			
24 Webster Ave - Early Acquisition Funds	\$407,777.16			
24 Webster Ave - Additional Funds	\$260,000.00	Commitment expires 4/14/2026		
41 Webster Ave (Parcel D4.3)	\$3,954,000.00	Commitment expires 11/8/2025; CPA/Non-CPA split to be determined		
31-33 Cross St.	\$1,346,105.00	Commitment expires 2/18/2026		
259 Lowell St. (VNA)	\$2,000,000.00	Commitment expired 1/12/2025		
299 Broadway	\$4,500,000.00	Commitment expired 11/13/2024; \$6MM total, CPA/Non-CPA Split to be determined		
297 Medford - Early Acquisition Funds	\$3,350,000.00	Commitment expires 3/13/2026		
HOUSING PROGRAMS				
Closing Cost Assistance	\$49,212.32			
Homeownership Stabilization Pilot	\$20,000.00			
MVP 2025	\$586,320.00			
MVP 2026	\$615,636.00			
MVP 2027	\$646,418.00			
MVP-City match	\$1,847,374.00			
Remaining Flex Rental Assistance	\$3,500,000.00			
CAAS Flex Rental Assistance	\$240,746.19			
SHC Flex Rental Assistance	\$902,186.16			
SHC Tenancy Stabilization Program	\$201,665.63			
Annual Report Graphic Design	\$1,000.00			
Salary FY2025	\$2,686.05			
Total Outstanding Commitments:		\$25,525,998.75		