

<b>SOMERVILLE AFFORDABLE HOUSING TRUST</b>				
<b>FINANCIAL REPORT FY26 TO January 2026 NON-CPA TRUST FUNDS</b>				
<b>Prepared for SAHTF Meeting, February 12, 2026</b>				
	<b>Bank statement balance as of</b>	<b>Activity since last report</b>	<b>Bank statement balance as of</b>	
	<b>31-Dec-2025</b>		<b>31-Jan-2026</b>	
<b>BALANCE</b>	\$33,045,843.05		\$33,015,382.74	
<b>Revenue</b>				
Linkage		\$15,978.61		
Fractional/other Inclusionary payments				
Development Loan Repayments				
Acquisition Loan Repayments				
Mary's Trust				
Individual loan Repayments				
Bank interest		\$110,235.89		
Other				
<b>TOTAL REVENUE</b>		<b>\$126,214.50</b>		
<b>Expenses</b>				
Loans/Programs/Staff Salary				
Admin				
Other		156,674.81		
<b>TOTAL EXPENSES</b>		<b>\$156,674.81</b>		
<b>NET INCOME</b>		<b>-\$30,460.31</b>		

<b>NEW REVENUE THAT HASN'T CLEARED BANK ACCOUNT:</b>	\$	<b>1,291.06</b>
<b>NEW EXPENSES THAT HAVEN'T CLEARED BANK ACCOUNT:</b>	\$	<b>519,181.77</b>

**Subtotal: \$32,497,492.03**

<b>OUTSTANDING COMMITMENTS:</b>	<b>\$21,856,455.70</b>
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<b>AVAILABLE FOR NEW COMMITMENTS: Including Early Acq Funds</b>	<b>\$10,641,036.33</b>
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<b>AVAILABLE FOR NEW COMMITMENTS: Excluding Early Acq Funds</b>	<b>\$10,546,177.45</b>
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<b>Early Action Acquisition Fund Current Balance</b>	<b>\$94,858.88</b>
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<b>Outstanding Commitments</b>	
<b>HOUSING PROJECTS</b>	<b>Balance</b>
163 Glen	\$214,736.05
Waterworks Phase II	\$60,750.00
SCC Rehab: 657-659 Somerville	\$385,674.70
Clarendon Hill Phase 1	\$200,000.00
29 Cross St East (New Development)	\$965,574.34
24 Webster Ave - Acquisition Loan	\$407,777.16
24 Webster Ave - Additional Funds	\$260,000.00
41 Webster Ave (Parcel D4.3)	\$3,954,000.00
259 Lowell St. (VNA)	\$2,000,000.00
SCC 176-182 Broadway	\$2,750,272.29
12 Pleasant Ave - Additional Funds	\$700,000.00
15 Temple Street (299 Broadway)	\$4,500,000.00
29 Jackson Road	\$610,846.00
<b>Total Housing Projects Balance</b>	<b>\$17,009,630.54</b>
<b>HOUSING PROGRAMS</b>	<b>Balance</b>
Closing Cost Assistance	\$49,212.32
Homeownership Stabilization Pilot	\$15,000.00
MVP 2025	\$586,320.00
MVP 2026	\$615,636.00
MVP 2027	\$646,418.00
MVP-City match	\$1,847,374.00
SHC Flex Rental Assistance	\$509,559.91
Flex Rental Assistance Funds for SHC	\$272,243.15
SHC Tenancy Stabilization Program	\$123,795.53
Annual Report Graphic Design	\$275.00
Salary FY2025	\$2,686.05
<b>Total Housing Programs Balance</b>	<b>\$4,846,825.16</b>
<b>Total Outstanding Commitments:</b>	<b>\$21,856,455.70</b>