



# NEW JERSEY **COMMUNITY** CAPITAL

Supportive Housing Fund

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April 5, 2017



# ABOUT NJCC

We are a 29-year-old CDFI that facilitates community transformation through strategic investments of capital and knowledge.

## OUR COMPREHENSIVE TOOLKIT

COMMUNITY  
LENDING

REAL ESTATE  
DEVELOPMENT

NEW MARKETS  
TAX CREDITS

RESTART

COMMUNITY  
STRATEGIES

MORTGAGE  
PLATFORM

## OUR IMPACT



**570 MILLION**  
INVESTED IN NJ  
COMMUNITIES



**9,700**  
HOUSING UNITS  
DEVELOPED



**9,200**  
JOBS CREATED  
OR PRESERVED



**5.2 MILLION**  
S.F. REAL ESTATE  
DEVELOPED



**13,800**  
EDUCATION  
SEATS



**6,900**  
CHILDCARE  
SLOTS

# SUPPORTIVE HOUSING FUND

Loans up to \$250,000/unit for:

- Acquisition, construction, rehab projects
- Refinance of existing projects
- Scattered-site & multi-family supportive housing projects
- Units affordable & deed-restricted at 60% AMI for 30 yrs & must accept HUD Housing Choice vouchers
- Nonprofit & mission-oriented for-profit partners

Loans funded by combination of senior & subordinate debt.



# LOAN TERMS

## Interest rate:

- Senior debt: Approx. 4.50%, fixed
- Subordinate debt: Approx. 2.50%, fixed

## Term/Amortization:

- Senior debt: Up to 74 months/  
amortization based on underwriting
- Subordinate debt: 30 years/fully  
amortizing

## Security:

- Senior loans: secured by 1st mortgage  
LTVR of 80%, DSCR of 1.25x
- Sub. loans: secured by 2nd mortgage  
LTVR >100%, DSCR of 1.00x

## Guaranties:

- Subject to underwriting analysis

## Commitment Fee:

- 1.00% of total senior & subordinate debt

# CONNECT WITH US

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