

# Asset management and reporting for Affordable Developers, Owners, Operators

## Solution Overview

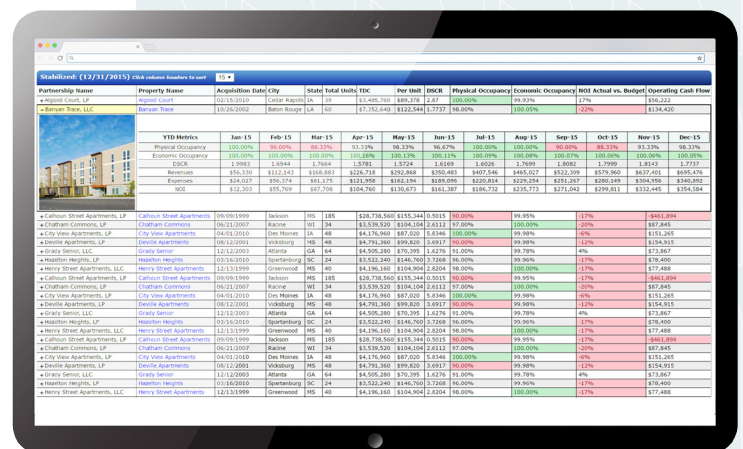
Manage your affordable housing assets and entire portfolio with Developer Central, a full lifecycle asset management solution designed specifically for developers, owners and operators in the affordable industry. Developer Central consolidates disparate data – financial and non-financial – from spreadsheets, internal and third party systems to support the risk management and reporting required for affordable housing. We currently service more than 30 multifamily affordable developer/owner/operators.

## Key Features

- Aggregated performance metrics across portfolio – NOI, DCR, Cash Flow, Occupancy, and more
- Financial performance compared against projection or budget benchmarks
- Automated schedule of Real Estate Owned (REO)
- Surplus cash calculations
- Compliance monitoring of key dates, file reviews, inspections, and set-asides
- Service agreements tracking and notifications of upcoming renewals
- Capital contribution schedules for equity and developer fees
- Task workflow manages configurable checklist - due diligence through disposition

## Business Benefits

- Centralize investment data, risk management, processes and reports in a mobile, secure location
- Eliminate Excel as the source of record for your investment portfolio
- Analyze performance data, variances, and easy utilization of reports through dynamic portfolio and property overviews
- Rely on dedicated support teams with strong industry knowledge and client-specific business processes
- Improve data integrity with Data Management Services to streamline data collection/ validation



Portfolio Name	Property Name	Acquisition Date	City	State	Total Units	DCR	Net Rent	NOI	Physical Occupancy	Economic Occupancy	NOI Actual vs. Budget	Operating Cash Flow
Allegiance LP	Allegiance LP	10/15/2013	Little Rock	AR	75	11.45%	\$40,218	\$2,887	100.00%	99.93%	17%	\$16,222
Barton Tract, LLC	Barton Tract	10/24/2010	Baton Rouge	LA	45	17.35%	\$122,544	\$17,737	100.00%	100.00%	-2.9%	\$134,420

YTD Metrics	Jan-15	Feb-15	Mar-15	Apr-15	May-15	Jun-15	Jul-15	Aug-15	Sep-15	Oct-15	Nov-15	Dec-15
Physical Occupancy	100.00%	100.00%	100.00%	100.00%	100.00%	100.00%	100.00%	100.00%	100.00%	100.00%	100.00%	100.00%
Economic Occupancy	100.00%	100.00%	100.00%	100.00%	100.00%	100.00%	100.00%	100.00%	100.00%	100.00%	100.00%	100.00%
DCR	1.0981	1.0984	1.1044	1.1091	1.1124	1.1169	1.1208	1.1248	1.1289	1.1331	1.1373	1.1415
NOI	\$14,022	\$14,113	\$14,204	\$14,295	\$14,386	\$14,477	\$14,568	\$14,659	\$14,750	\$14,841	\$14,932	\$15,023
Operating Cash Flow	\$14,022	\$14,113	\$14,204	\$14,295	\$14,386	\$14,477	\$14,568	\$14,659	\$14,750	\$14,841	\$14,932	\$15,023

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