



# 2023 ANNUAL REPORT

**building  
better  
together**

**503-846-5794  
info@thechf.org  
www.thechf.org**

**Community Housing Fund is a lender, advocate and educator, working to ensure that everyone in Washington County has a place to call home.**



As a nonprofit revolving loan fund and a certified Community Development Financial Institution (CDFI), CHF provides predevelopment, land acquisition, bridge and other loan products for equitable and affordable housing and related facilities—typically at the earliest, riskiest stages of development.

At CHF we are most “at home” working with partners during a project’s early stages—when borrowers first kick the dirt, commission reports, develop proformas, and envision a future not yet visible. At this early stage of development, when feasibility analysis is just beginning, few other financial partners are available.

# Our Borrowers

## Thank you to our Borrowers

for allowing Community Housing Fund to provide early stage funding for your groundbreaking and transformative projects!



Bienestar



Bridge Meadows



City of Cornelius



Community Development Partners



Community Partners for Affordable Housing



DCM Communities

Edwards Center



Habitat for Humanity Portland Region



HomePlate Youth Services



New Narrative



NW Housing Alternatives



REACH CDC



Sequoia Mental Health Services



Washington County Dept of Housing Services



West Tuality Habitat for Humanity

# Our Funders

## Thank You to Our Funders for contributing \$361,324

toward our work in the creation of equitable and  
affordable new homes in our communities!



Washington County

City of Beaverton

City of Hillsboro

JPMorgan Chase, Advancing Cities

Joseph E. Weston Public Foundation



JOSEPH E. WESTON PUBLIC FOUNDATION  
A Supporting Foundation of the Oregon Community Foundation

JPMORGAN  
CHASE & CO.

# 2023 Financials



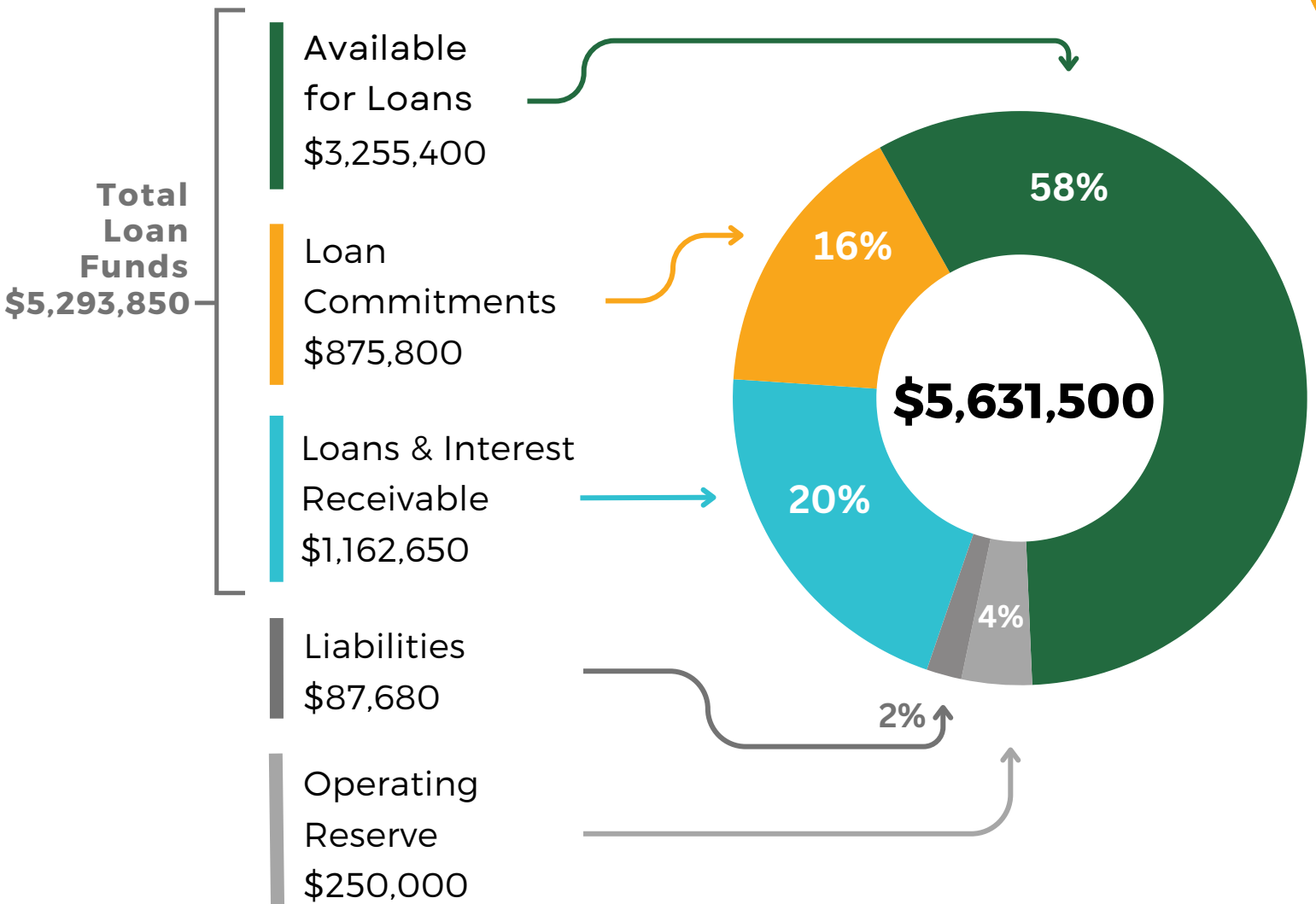
**REVENUES**

\$452,711

**EXPENSES**

\$297,888

## Total Net Assets



# Impact

## Our Contribution to Affordable Housing and Washington County



**\$12M**

**toward developing** rental housing, homeownership, and community facilities, since 2006



**59**

**loans and grants** to non-profit and public entities



**2,221**

**homes** for youth, families, seniors, farmworkers, special needs households, and veterans

# Our Team

## Staff



**Peg Malloy**  
Executive Director, Interim



**Mandie Ludlam**  
Lending and Relationships Manager

## Board of Directors

**Shannon Wilson**

Chair, Office of Community  
Development,  
Washington County

**Ron Lehr**

Retired Director,  
Public Finance,  
KeyBanc

**Felicia Tripp-Folsom,**

Immediate Past Chair  
Chief Operating Officer,  
The Contingent

**Olga Acuña, Secretary**

Director of Federal Programs  
Hillsboro School District

**Renee Bruce**

Retired Executive Director,  
Community Action

**Daryn Murphy**

Principal,  
North Development Group

**Rob Drake, Treasurer**

Retired City Manager,  
Cornelius

**Javier Mena**

Affordable Housing Manager,  
City of Beaverton

**Peter Hainley**

Executive Director,  
CASA of Oregon