Our mission is to provide loans to support the development of affordable homes and community facilities that serve low-income people.

**LOAN TYPES**

**Feasibility**  Provides the early dollars needed to evaluate the feasibility of projects—paying for site assessment and preliminary financial modeling—and to apply for public and private funding.

Amount: $25,000–$75,000*

**Predevelopment**  Provides funds to cover costs incurred between the receipt of major public funding awards and close of construction financing.

Amount: $25,000–$400,000*

**Acquisition**  Pays for the acquisition of land or existing multifamily housing or commercial space for an affordable housing or community facility development.

Amount: $50,000–$400,000*

**Bridge**  Provides subordinate financing to bridge sources of funds not scheduled to be available to the project until after construction-loan closing.

Amount: $50,000–$400,000*

*Individual borrowers may not have total outstanding loans equal to more than 25% of the entire HDC Community Fund loan pool.

**LOAN TERMS, continued**

**Security**  Loans can be secured by property, other sponsor assets or organizational guarantees. Specific terms are at the discretion of HDC Community Fund.

**Recourse**  All loans are fully recourse to the borrower. Sponsors must provide a full payment and performance guaranty if another entity owns, or will own, the property.

**ELIGIBILITY**

**Borrowers**  HDC Community Fund makes loans to nonprofit entities and housing authorities operating in Oregon and Southwest Washington, subject to underwriting.

**Projects**  We fund affordable housing and community facilities that primarily serve households with incomes below 80% of area median. Eligible project types include new construction, acquisition and rehabilitation, and the restructure of existing properties.

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HDC Community Fund provides low-interest loans tailored to the needs of affordable housing and human service providers. Learn more at www.hdc-nw.org.